$389,900 - 255 Cedar Square, Blackfalds

MLS® #A2228542

$389,900

2 Bedroom, 3.00 Bathroom, 1,145 sqft
Residential on 0.08 Acres

Cottonwood Estates, Blackfalds, Alberta

Welcome to 255 Cedar Square in Blackfalds! This meticulously maintained half duplex will have you impressed before you even step inside. The inviting front porch provides the perfect space to welcome guests or relax in the shade. Open the door to an inviting foyer with easy access to your oversized front attached garage with shelving and space to fit a full-size truck. Up the stairs is the open concept main floor where a gas stove, corner pantry, breakfast bar and stainless steel appliances are waiting for you in the kitchen. Living and hosting is made easy and comfortable with the functional floor plan and south facing windows that fill the space with sunshine and warmth. Hunter Douglas blinds on the windows add a nice touch of quality, while providing shade or privacy. A conveniently placed 2-piece bathroom is tucked away privately to complete the main floor. Upstairs are 2 good sized bedrooms, the primary has his and hers closet and a cheater door to the 4-piece bathroom. You'll also be pleased to find the second-floor washer/dryer making laundry days feel less like a chore. Stay comfortable and enjoy the large living/rec space in your professionally finished basement complete with underfloor heat, a 4-piece bathroom and great storage options. The space is bright and inviting and could easily have a third bedroom added, or turn it into the ultimate man cave. If you work from home, this space is ideal for a home office set up. If you thought the inside of the

home was good, you'll love your fully landscaped, south facing backyard that's wrapped in vinyl fence. A gas line hookup on the deck will make bbq's easy and if sitting around the fire is something you enjoy, the ground level patio area is perfect for summer evenings under the sun or stars. There's a nice sized shed in the corner for your yard tools, mower and patio furniture. This home is down the street from a school, close to restaurants and shopping and has easy highway access. All you need to do is move in and start enjoying. Â Features include: Air Conditioning, Underfloor heat, Oversized attached single garage, Second floor laundry, High Efficiency furnace, Hot water on demand, Vinyl fence, Gas stove, Corner pantry.

Built in 2012

Essential Information

MLS® #	A2228542
Price	$389,900
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,145
Acres	0.08
Year Built	2012
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	255 Cedar Square
Subdivision	Cottonwood Estates
City	Blackfalds
County	Lacombe County

Province	Alberta
Postal Code	T0M 0J0

Amenities

Parking Spaces	3
Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	Central Vacuum, Closet Organizers, Kitchen Island, No Animal Home, Open Floorplan, Pantry, Storage, Sump Pump(s), Tankless Hot Water, Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Dryer, Microwave, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	BBQ gas line
Lot Description	Back Yard, Front Yard, Landscaped, Rectangular Lot, Street Lighting
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 6th, 2025
Days on Market	12
Zoning	R2

Listing Details

Listing Office	eXp Realty