

# \$756,000 - 131 Cedar Square, Blackfalds

MLS® #A2211936

**\$756,000**

5 Bedroom, 4.00 Bathroom, 1,305 sqft  
Residential on 0.15 Acres

Cottonwood Estates, Blackfalds, Alberta

This BEAUTIFUL BUNGALOW boasts a detached MAN CAVE of your dreams!! A fantastic floor plan for the entire family, with 5 Bedrooms and 3 Full Bathrooms. The clean lines of this curb appeal are accented with handsome Hardy Board siding. The triple attached garage is fully finished and heated to offer the FIRST three indoor parking spots. Once inside you will appreciate the pride of ownership and meticulous maintenance of this home. Handscraped hardwood flooring leads you through the hub of the main level. The living room is anchored with a cozy gas fireplace, flanked by built-in shelving. The kitchen features two-tone custom cabinetry, gorgeous granite countertops, and a convenient corner pantry. Dine inside or step thru the garden door to enjoy lounging on the expansive composite deck. The backyard boasts a large shed and raised garden bed. With easy access to the 23' x 23' SHOP, you will find your escape! Fully finished and heated, an exquisite epoxy floor, and featuring a 2-piece bathroom!! You may never leave! Back inside you will find the spacious primary bedroom on this floor. A 3-piece ensuite bath, including a double shower, and wonderful walk-in closet make for a comfortable retreat. An additional bedroom, 4-piece bathroom, and home office provide convenient accommodations. The luxury of main level laundry are an added bonus. Head down to the basement to hang out in the fantastic family room. Under floor heating adds a cozy



comfort to the space. Entertain with ease while making use of the beautiful wet bar. Three generous bedrooms and a 4-piece bathroom complete this lower level. Some upgrades include Central Air, On Demand Water, and a Sonos Sound System on the deck and throughout the home. The vibrant community of Blackfalds is blossoming and offers loads of resources and amenities. Just minutes from both Red Deer and Lacombe. What more could you wish for?? Schedule your showing today!!

Built in 2017

### **Essential Information**

MLS® #	A2211936
Price	\$756,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,305
Acres	0.15
Year Built	2017
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	131 Cedar Square
Subdivision	Cottonwood Estates
City	Blackfalds
County	Lacombe County
Province	Alberta
Postal Code	T4M0B4

### **Amenities**

Parking Spaces	7
----------------	---

Parking	Double Garage Detached, Triple Garage Attached
# of Garages	5

## Interior

Interior Features	Built-in Features, Double Vanity, Granite Counters, Kitchen Island, Open Floorplan, Pantry, See Remarks, Walk-In Closet(s), Wet Bar
Appliances	Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, City Lot, Front Yard, Irregular Lot, Lake, Landscaped, Lawn, Low Maintenance Landscape, Private, Street Lighting, Pie Shaped Lot, See Remarks
Roof	Asphalt Shingle
Construction	Mixed
Foundation	Poured Concrete

## Additional Information

Date Listed	April 15th, 2025
Days on Market	14
Zoning	R1L

## Listing Details

Listing Office	RE/MAX real estate central alberta
----------------	------------------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.