

## \$200,000 - 3 6506 47 Street, Cold Lake

MLS® #E4423691

**\$200,000**

3 Bedroom, 2.50 Bathroom, 938 sqft  
Condo / Townhouse on 0.00 Acres

Tri City Estates, Cold Lake, AB

Welcome to Tristone Villas! Feels like a home with the perks of condo living. Main living area has vaulted ceilings. Kitchen has access to the deck in the back. . 4 piece bath finishes off the main level. Then just up a few stairs to the 2 bedrooms. The primary bedroom has a walk in closet and 2 piece ensuite. The single garage has direct access to the home. This particular unit has a longer driveway, more room for parking. Basement is finished with a family room, bedroom/office area, laundry and bathroom. Great start in the market or as a rental investment.

Built in 2008

### Essential Information

MLS® #	E4423691
Price	\$200,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	938
Acres	0.00
Year Built	2008
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	Bi-Level



Status Active

### Community Information

Address 3 6506 47 Street

Area Cold Lake

Subdivision Tri City Estates

City Cold Lake

County ALBERTA

Province AB

Postal Code T9M 0C5

### Amenities

Amenities See Remarks

Parking Single Garage Attached

### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer

Heating Forced Air-1, Natural Gas

Stories 3

Has Basement Yes

Basement Full, Finished

### Exterior

Exterior Wood, Vinyl

Exterior Features See Remarks

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

### Additional Information

Date Listed March 3rd, 2025

Days on Market 49

Zoning Zone 60

Condo Fee \$371

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