

# \$599,000 - 48 Chinook Street, Blackfalds

MLS® #A2240965

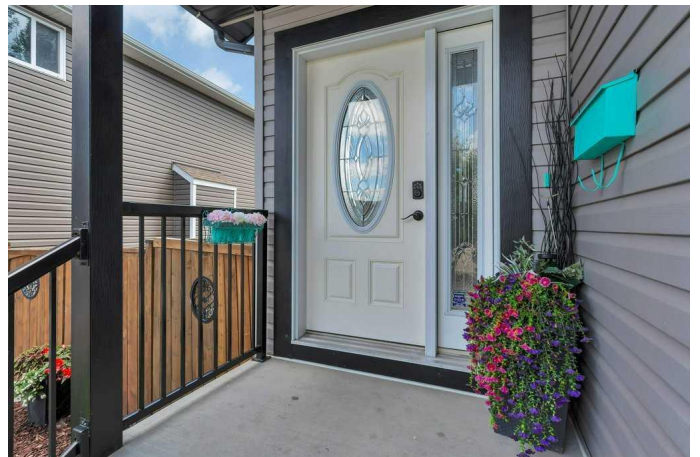
**\$599,000**

3 Bedroom, 3.00 Bathroom, 1,895 sqft

Residential on 0.14 Acres

Cottonwood Estates, Blackfalds, Alberta

Welcome home! 48 Chinook Street offers a perfect blend of attached TRIPLE GARAGE with a rear overhead garage door leading to a concrete parking or hot tub pad, a great main floor layout with large windows providing ample natural light, open concept main floor and a well designed upper level with 3 large bedrooms and a separate flexible family room! The wide driveway and triple garage takes care of parking and storage, and upon entering you'll be welcomed by a large entrance and entry closet - room enough for the entire family to come home. The main level features a gas fireplace in the living room, and hardwood floors throughout, the rear dining room is surrounded by natural light, a beautiful space for family meals. The kitchen is ideal for gathering and meal prep, there is a large center island with eating bar and granite sink. There are quality 2 toned maple cabinets, stainless appliances and walk through pantry! The main level is completed with a 2pce bath and laundry! Upstairs you will find 3 large bedrooms including the spacious rear master with plenty of room for a king bed, it's got a walk-in closet and lovely 5pce ensuite with dual vanities and separate shower. There is also a upper family room and 4pce bath. The basement is framed and wired and offers plenty of future potential development space for a family room, bedroom and full bath! The sunny rear deck has been freshly stained and the spacious yard is fully fenced!!



Built in 2010

## Essential Information

MLS® #	A2240965
Price	\$599,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,895
Acres	0.14
Year Built	2010
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	48 Chinook Street
Subdivision	Cottonwood Estates
City	Blackfalds
County	Lacombe County
Province	Alberta
Postal Code	T4M 0B9

## Amenities

Parking Spaces	3
Parking	220 Volt Wiring, Concrete Driveway, Garage Door Opener, Triple Garage Attached, Drive Through
# of Garages	3

## Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Kitchen Island, Open Floorplan, Pantry, Vinyl Windows, Walk-In Closet(s), French Door
Appliances	Dishwasher, Dryer, Microwave, Refrigerator, Stove(s), Washer
Heating	In Floor, In Floor Roughed-In, Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1

Fireplaces	Gas, Living Room, Mantle, Tile
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	Other
Lot Description	Back Lane, Landscaped, Pie Shaped Lot
Roof	Shingle
Construction	Concrete, Stone, Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	July 23rd, 2025
Days on Market	2
Zoning	R1L

## Listing Details

Listing Office	RE/MAX real estate central alberta
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