

\$659,900 - 82 Mitchell Crescent, Blackfalds

MLS® #A2216678

\$659,900

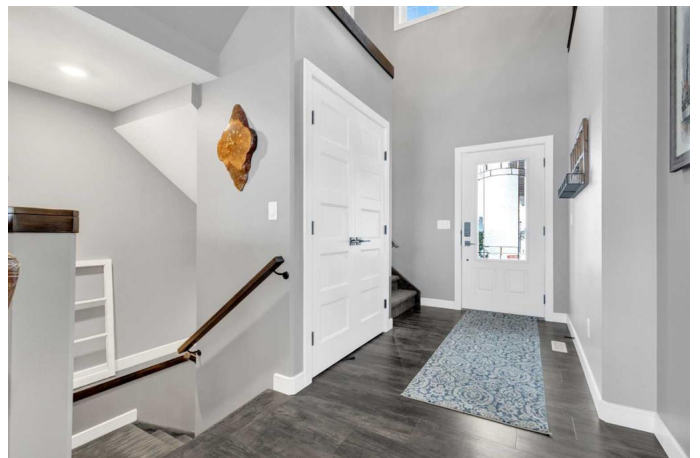
4 Bedroom, 4.00 Bathroom, 1,845 sqft

Residential on 0.12 Acres

Mckay Ranch, Blackfalds, Alberta

Welcome to a stunning former SHOWHOME that perfectly marries modern elegance with an inviting warmth. As you step through the entrance, prepare to be captivated by the soaring extra tall ceilings that elevate the space. Bathed in natural light from large triple-pane windows, this 2 storey offers tranquil views of the lush river ravine, seamlessly integrating nature into your living experience.

The heart of this exquisite home is the living room, where a beautifully designed fireplace stands as the centerpiece, exuding comfort and style. From here, you are led to a show-stopping kitchen. Imagine yourself cooking on a gas stove, surrounded by quartz countertops and ample storage in the expansive walk-in pantry. As you ascend to the upper level, the thoughtful design continues to impress. The primary bedroom is generously sized, featuring a spacious walk-in closet. Indulge in the luxury of the ensuite, complete with dual sinks and a custom rain shower. Convenience is key with the laundry room located mere steps from each bedroom. The flex area on this level is the perfect canvas for whatever your lifestyle demands—be it a playroom, office, or cozy reading nook. The fully finished walk-out basement is another standout feature, boasting in-floor heating that ensures comfort during colder months. Here, you'll find a fantastic family area ideal for movie nights, a wet bar for entertaining guests, a fourth



bedroom, and a bathroom. Venture outside to discover a spacious backyard designed for both privacy and enjoyment. It's perfect for weekend barbecues with friends and family or peaceful evenings spent star-gazing from the hot tub. Additional features include a double attached garage equipped with underfloor heat and rough-in for a gas furnace, ensuring warmth even on the coldest days. The property's exposed aggregate driveway adds a touch of sophistication, while central air conditioning keeps you cool during the summer months. Situated conveniently close to schools, parks, and shopping, this residence truly embodies a harmonious blend of sophisticated living and family-friendly functionality. Welcome to a home where modern class meets inviting warmth—where every detail tells a story, and every corner invites you to make lasting memories.

Built in 2018

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2216678 |
| Price | \$659,900 |
| Bedrooms | 4 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,845 |
| Acres | 0.12 |
| Year Built | 2018 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 82 Mitchell Crescent |
| Subdivision | Mckay Ranch |

| | |
|-------------|----------------|
| City | Blackfalds |
| County | Lacombe County |
| Province | Alberta |
| Postal Code | T4M0H6 |

Amenities

| | |
|----------------|---|
| Parking Spaces | 2 |
| Parking | Aggregate, Double Garage Attached, Garage Door Opener, Heated Garage, On Street |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Bar, Built-in Features, Ceiling Fan(s), Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, See Remarks, Storage, Sump Pump(s), Vinyl Windows, Walk-In Closet(s) |
| Appliances | Bar Fridge, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Stove, Microwave, Washer, Window Coverings, Built-In Gas Range |
| Heating | In Floor, Fireplace(s), Forced Air |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas |
| Has Basement | Yes |
| Basement | Finished, Full, Walk-Out |

Exterior

| | |
|-------------------|---|
| Exterior Features | Balcony, BBQ gas line, Fire Pit, Private Yard, Storage |
| Lot Description | Back Yard, Creek/River/Stream/Pond, Cul-De-Sac, Front Yard, Irregular Lot, Landscaped, No Neighbours Behind, See Remarks, Sloped Down |
| Roof | Asphalt Shingle |
| Construction | Concrete, Vinyl Siding, See Remarks |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|---------------|
| Date Listed | May 3rd, 2025 |
| Days on Market | 11 |
| Zoning | R1N |

Listing Details

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