

## \$700,000 - 1301 28 Street, Cold Lake

MLS® #E4425333

### \$700,000

4 Bedroom, 4.00 Bathroom, 2,936 sqft  
Single Family on 8.41 Acres

Cold Lake North, Cold Lake, AB

This two-story home on over 8 acres of land on English Bay Road boasts breathtaking views of Cold Lake. Greeted by a spacious main floor featuring a chef's kitchen with a large center island and an ample cabinetry. The adjacent dining room offers seamless access to the newly built deck. The inviting living room is the ideal spot to unwind after a long day, with its cozy ambiance and wood-burning fireplace. A bright den with a convenient wet bar, offers endless possibilities. Venture upstairs to comfort and luxury. The upper floor showcases impressive lake views from multiple vantage points. Oversized master bedroom, with its own office space, a walk-through closet, and a 3 pc ensuite bath. Three additional bedrooms for family and guests, and a huge family room provides the perfect setting. Impressive 50 x 40 heated shop with 13ft and 10ft doors. upgrades include shingles and deck. Prime location, municipal water/sewer, MD of Bonnyville taxes, stunning lake views, this property offers a rare opportunity.

Built in 1990

### Essential Information

MLS® #	E4425333
Price	\$700,000



Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	2,936
Acres	8.41
Year Built	1990
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	1301 28 Street
Area	Cold Lake
Subdivision	Cold Lake North
City	Cold Lake
County	ALBERTA
Province	AB
Postal Code	T9M 1G2

### Amenities

Amenities	Deck, Fire Pit, R.V. Storage
Parking	Double Garage Attached, Heated, Insulated, Over Sized, RV Parking, Shop

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Partial, Partially Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Hillside, Landscaped, Playground Nearby, Private Setting, Rolling Land, Schools, Shopping Nearby, Treed Lot, View Lake

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	March 12th, 2025
Days on Market	75
Zoning	Zone 60

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