

# **\$489,000 - 809 9th Street Se, Slave Lake**

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MLS® #A2240209

**\$489,000**

4 Bedroom, 3.00 Bathroom, 1,410 sqft

Residential on 0.14 Acres

NONE, Slave Lake, Alberta

Are you looking for a great family home in a great location!! Next to the SE Hilda Eben Park, schools nearby, churches, walking trails. Built in 2013 this 1410 sq. ft. modified bungalow is in immaculate condition! Kitchen has elegant cabinetry, quartz countertops, tile flooring, large pantry, central vac floor sweeper door, garden doors which exit to the upper deck. Large primary bedroom with double closets and beautiful 3 piece ensuite; enclosed glass shower. All 3 bathrooms are large, with corian countertops and very modern. Back yard has a 18x12 upper deck built with composite flooring. Lower deck is 12x12 also with composite flooring and a sizeable hot tub for your relaxing pleasure. Double garage is all finished and heated. Living area is sizeable with large windows, gas fireplace with decorative brickwork, hardwood flooring. Large laundry room with plenty of storage cabinets, high efficiency furnace, high volume water tank, smart home controls. This home has it all: 4 beds, 3 bathrooms, lots of storage, large backyard with fruit trees, all weather decks, great location. This beautiful home will not last long!!

Built in 2013

## **Essential Information**

MLS® #                   A2240209

Price                     \$489,000



Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,410
Acres	0.14
Year Built	2013
Type	Residential
Sub-Type	Detached
Style	Modified Bi-Level
Status	Active

### **Community Information**

Address	809 9th Street Se
Subdivision	NONE
City	Slave Lake
County	Lesser Slave River No. 124, M.D. of
Province	Alberta
Postal Code	T0G 2A3

### **Amenities**

Utilities	Cable Available, Electricity Connected, Fiber Optics Available, High Speed Internet Available, Natural Gas Connected, Phone Available, Sewer Connected, Water Connected
Parking Spaces	4
Parking	Double Garage Detached, Parking Pad
# of Garages	2

### **Interior**

Interior Features	Ceiling Fan(s), Central Vacuum, Closet Organizers, French Door, Pantry, Quartz Counters, Storage, Sump Pump(s), Vinyl Windows, Wired for Data, Smart Home
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Gas Water Heater
Heating	High Efficiency, Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Brick Facing
Has Basement	Yes

Basement	Finished, Full
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## Exterior

Exterior Features	Barbecue
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Lot Description	Back Yard, Few Trees, Front Yard, Fruit Trees/Shrub(s), Gentle Sloping, Interior Lot, Landscaped, Lawn, Low Maintenance Landscape, Rectangular Lot, Street Lighting
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Roof	Asphalt Shingle
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Construction	Concrete, ICFs (Insulated Concrete Forms)
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Foundation	ICF Block
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## Additional Information

Date Listed	July 16th, 2025
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Days on Market	8
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Zoning	R1 Residential
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## Listing Details

Listing Office	CENTURY 21 NORTHERN REALTY
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