

\$349,900 - 275 Cedar Square, Blackfalds

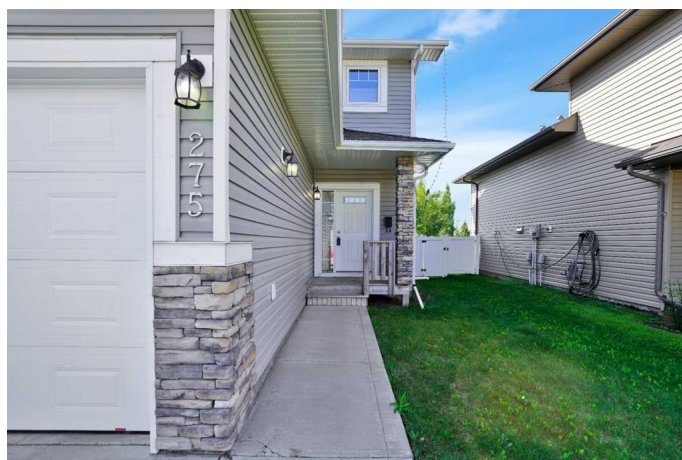
MLS® #A2247708

\$349,900

3 Bedroom, 2.00 Bathroom, 1,294 sqft
Residential on 0.08 Acres

Cottonwood Estates, Blackfalds, Alberta

Crisp curb appeal and thoughtful upgrades make this Blackfalds duplex truly shine! With 1,292 sq ft of well-designed space, this two-storey home offers 3 spacious bedrooms, vaulted ceilings, and a bright, open-concept main floor. The kitchen is both stylish and functional, featuring maple cabinetry, a walk-in pantry, crown mouldings, a large island with extended eating bar, and upgraded appliances (fridge, stove, dishwasher included). The vaulted ceiling continues into the living and dining areas, enhancing the open, airy layout. Upstairs, all three bedrooms are generously sized—including a primary with walk-in closet—and the shared 4-piece bath features upgraded tile flooring. Throughout the home, you'll find elevated touches like rounded drywall corners, upgraded baseboards and casing, faux wood blinds, and smart hardware details. The basement includes a 3-piece rough-in for future development potential! Outside, enjoy a fully fenced yard, a 12' x 12' rear deck with gas line (perfect for BBQs!), and front/rear sod already in place. Energy-conscious features include triple-pane low-E argon windows, R50 attic insulation, and a 95% efficient Lennox furnace. The attached single garage is ready for finishing and adds convenience and storage. Located on a quiet street close to schools, parks, and local amenities—this move-in-ready home blends smart design with long-term value!



Built in 2012

Essential Information

MLS® #	A2247708
Price	\$349,900
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,294
Acres	0.08
Year Built	2012
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

Community Information

Address	275 Cedar Square
Subdivision	Cottonwood Estates
City	Blackfalds
County	Lacombe County
Province	Alberta
Postal Code	T4M 0A1

Amenities

Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	Kitchen Island, Pantry, Vaulted Ceiling(s)
Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 11th, 2025
Days on Market	3
Zoning	R2

Listing Details

Listing Office	CIR Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.