

# \$238,900 - A1, 5300 Vista Trail, Blackfalds

MLS® #A2250654

**\$238,900**

2 Bedroom, 2.00 Bathroom, 1,003 sqft

Residential on 0.02 Acres

Valley Ridge, Blackfalds, Alberta

LOWER LEVEL CONDO at Valley Crossing. This unit has 2 POWERED PARKING STALLS right outside your front door. There are no stairs and accessibility is a highlight. There is a LARGE COVERED DECK that faces the north/northeast which allows it to keep cool and comfortable. When you enter the unit, you'll find a beautiful open area with kitchen, dining room and living room. The white kitchen cabinets have SOFT CLOSE and there is LOTS OF COUNTER SPACE. Featuring STAINLESS STEEL APPLIANCES. The best things about the Valley Crossing condos are the 2 BEDROOMS, 2 BATHROOMS, IN-SUITE LAUNDRY & HUGE STORAGE SPACE. Everything has been thought of here, the only thing left to do is figure out your move-in date.

Built in 2015

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2250654    |
| Price          | \$238,900   |
| Bedrooms       | 2           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 1,003       |
| Acres          | 0.02        |
| Year Built     | 2015        |
| Type           | Residential |



|          |                   |
|----------|-------------------|
| Sub-Type | Apartment         |
| Style    | Single Level Unit |
| Status   | Active            |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | A1, 5300 Vista Trail |
| Subdivision | Valley Ridge         |
| City        | Blackfalds           |
| County      | Lacombe County       |
| Province    | Alberta              |
| Postal Code | T4M 0L8              |

### Amenities

|                |                                              |
|----------------|----------------------------------------------|
| Amenities      | None                                         |
| Parking Spaces | 2                                            |
| Parking        | Assigned, Stall, Paved, Parking Lot, Plug-In |

### Interior

|                   |                                                                                 |
|-------------------|---------------------------------------------------------------------------------|
| Interior Features | Laminate Counters, Open Floorplan, Vinyl Windows                                |
| Appliances        | Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s), Washer/Dryer<br>Stacked |
| Heating           | Forced Air, Natural Gas                                                         |
| Cooling           | None                                                                            |
| # of Stories      | 2                                                                               |
| Basement          | None                                                                            |

### Exterior

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | None                            |
| Roof              | Asphalt Shingle                 |
| Construction      | Stone, Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete                 |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 21st, 2025 |
| Days on Market | 7                 |
| Zoning         | R3                |

### Listing Details

|                |                                   |
|----------------|-----------------------------------|
| Listing Office | Royal LePage Network Realty Corp. |
|----------------|-----------------------------------|

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