

# **\$385,000 - 98 Westview Crescent, Blackfalds**

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MLS® #A2257340

**\$385,000**

3 Bedroom, 2.00 Bathroom, 967 sqft

Residential on 0.11 Acres

Harvest Meadows, Blackfalds, Alberta

Whether you are a first time buyer, seasoned buyer or Investor, you're going to love this home. Fresh Renovations including Upgraded Pex Water Lines(no MOrE Poly B!), New Windows, Freshly Painted and Upgrades to landscaping including newer fence. This beautiful home is Fully Finished with 3 large bedrooms, 2 full baths, Loads of Storage and Flexible spaces for office, second living room, or even a 4th Bedroom!. Right from the moment you walk in door you'll enjoy the bright open feel. A Great Flow throughout the main floor with large living room, Kitchen/Dining Combo with center island, stainless steel appliances, and access to the outdoor deck/patio area. Upstairs is 2 large bedrooms with a Full Bath...The primary bedroom has double closets and cheater door to the Bath. Downstairs is 2 Flex areas that literally could be anything from office/playroom/family room/4th bedroom (let your imagination dream your space!), another bedroom, and full bath along with a Huge Laundry/storage area as well as an under the stair storage for all your seasonals. The Fully fenced yard has a great outdoor spaces including a deck, patio, plenty of room for a garden or a playset - or both!! you Choose...All this and a Detached Double Heated Garage.



Built in 1988

## **Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2257340      |
| Price          | \$385,000     |
| Bedrooms       | 3             |
| Bathrooms      | 2.00          |
| Full Baths     | 2             |
| Square Footage | 967           |
| Acres          | 0.11          |
| Year Built     | 1988          |
| Type           | Residential   |
| Sub-Type       | Detached      |
| Style          | 4 Level Split |
| Status         | Active        |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 98 Westview Crescent |
| Subdivision | Harvest Meadows      |
| City        | Blackfalds           |
| County      | Lacombe County       |
| Province    | Alberta              |
| Postal Code | T0M 0J0              |

### Amenities

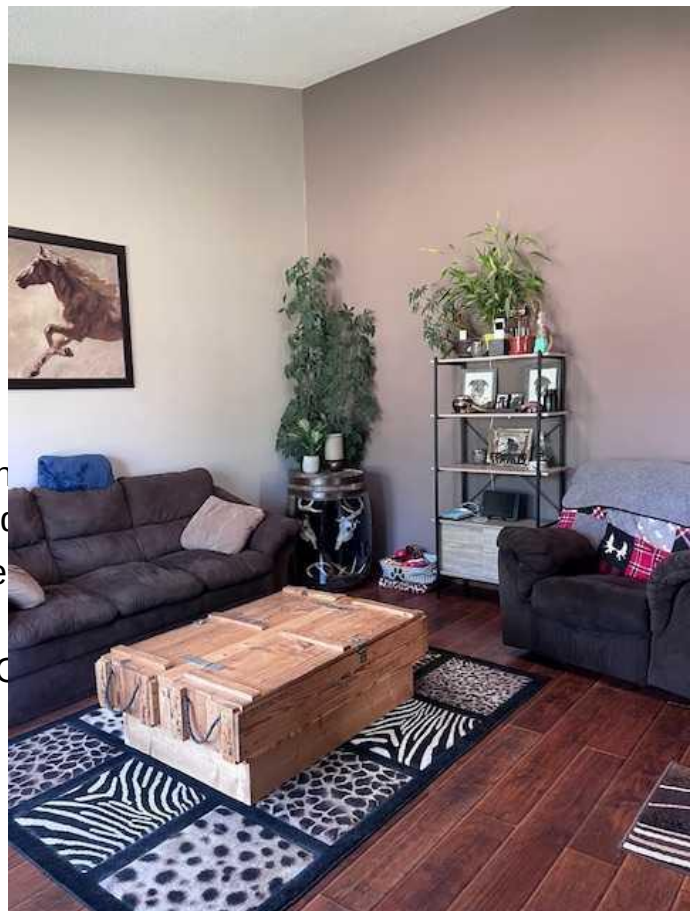
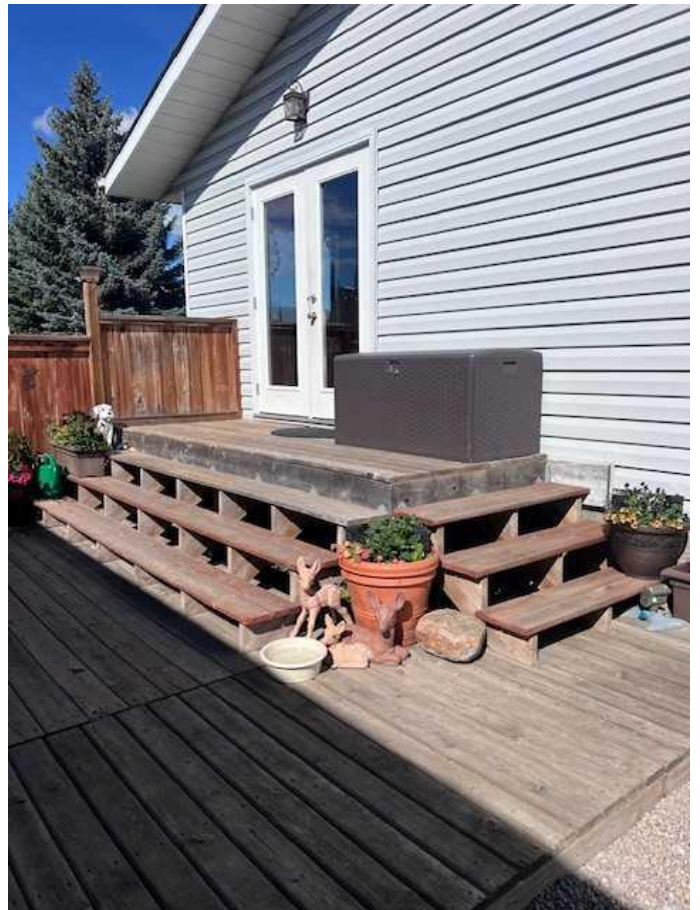
|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                 |
|-------------------|-----------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), High Ceiling, Vaulted Ceiling(s), Vinyl Windows |
| Appliances        | Dishwasher, Electric Stove, Washer/Dryer                        |
| Heating           | Central, Forced Air, Natural Gas                                |
| Cooling           | None                                                            |
| Has Basement      | Yes                                                             |
| Basement          | Finished, Full                                                  |

### Exterior

|                   |                                         |
|-------------------|-----------------------------------------|
| Exterior Features | Private Yard                            |
| Lot Description   | Back Lane, Front Yard, Landscaped, Lawn |



|              |                                    |
|--------------|------------------------------------|
| Roof         | Asphalt Shingle                    |
| Construction | Concrete, Vinyl Siding, Wood Frame |
| Foundation   | Poured Concrete                    |

### **Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 15th, 2025 |
| Days on Market | 3                    |
| Zoning         | R1M                  |

### **Listing Details**

|                |                                    |
|----------------|------------------------------------|
| Listing Office | Maxwell Real Estate Solutions Ltd. |
|----------------|------------------------------------|

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