

## \$224,500 - 3308 901 16 Street, Cold Lake

MLS® #E4422438

### \$224,500

2 Bedroom, 2.00 Bathroom, 1,042 sqft  
Condo / Townhouse on 0.00 Acres

Cold Lake North, Cold Lake, AB

Spacious and stylish, this 1,000+ sq. ft. condo offers the perfect blend of comfort and convenience, just steps from the lake, shopping, restaurants, and brewery in Cold Lake North. Located in a quiet building, this open-concept home features two bedrooms and two bathrooms, including a private en-suite in the primary bedroom. The bright and airy living space flows seamlessly into the dining area and modern kitchen, making it well lit and perfect for entertaining. Laundry room with full sized washer & dryer and storage is a plus. Large patio doors lead to a large deck with a natural gas hookup and extends your living space outdoors, while air conditioning ensures year-round comfort. With parking and storage included, this 3rd floor condo has an elevator, inside mail access, on site gym and not to mention an unbeatable location. Don't miss this opportunity to make it yours!

Built in 2009

### Essential Information

MLS® #	E4422438
Price	\$224,500
Bedrooms	2
Bathrooms	2.00
Full Baths	2



Square Footage	1,042
Acres	0.00
Year Built	2009
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	3308 901 16 Street
Area	Cold Lake
Subdivision	Cold Lake North
City	Cold Lake
County	ALBERTA
Province	AB
Postal Code	T9M 0C3

### Amenities

Amenities	On Street Parking, Air Conditioner, Deck, Exercise Room, No Animal Home, No Smoking Home, Parking-Plug-Ins, Parking-Visitor, Security Door, Sprinkler System-Fire, Storage-Locker Room, Vinyl Windows, Natural Gas BBQ Hookup
Parking Spaces	1
Parking	Stall

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Intercom, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	In Floor Heat System, Water
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Stucco
Exterior Features	Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **School Information**

Elementary	Cold Lake Elem
Middle	Nelson Heights
High	Cold Lake High School

### **Additional Information**

Date Listed	February 21st, 2025
Days on Market	59
Zoning	Zone 60
Condo Fee	\$422

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