

## \$349,900 - 2013 Lefebvre Place, Cold Lake

MLS® #E4442533

**\$349,900**

4 Bedroom, 3.00 Bathroom, 1,063 sqft

Single Family on 0.00 Acres

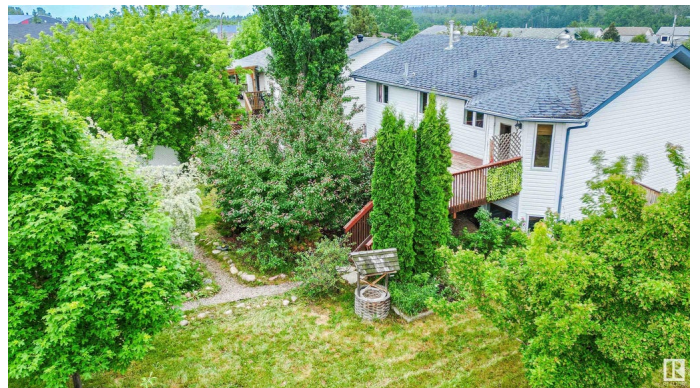
Lefebvre Heights, Cold Lake, AB

In a quiet crescent in Lefebvre Place, with a backyard that resembles a small park, with mature trees & fruits trees, a fire pit area, & an enclosed gazebo, ready for assembly, the home has a large 14'x16' back deck overlooking the park-like yard, wrapped in with a 6' privacy fence. The home has 3 bedrooms upstairs, all replaced with vinyl plank flooring, with solid hardwood in the living room & dining area. There is a large island in the kitchen, able to comfortably sit 5 or more. The master bedroom in the home has a large 7' x 8' ensuite with a 7' x 8' walk-in closet. Downstairs there is a spacious family room, another bedroom, & another 3/4 bath. The home has direct access into the garage, so even in the Winter, you can drive into the garage & take your groceries directly into your home. The shingles need replaced, & there are about 7 boxes of vinyl plank to do the stairs. A little TLC & this could be a beautiful home for your family with an exceptional private yard. Plumbed for in-floor heat. Jet Tub.

Built in 2001

### Essential Information

MLS® #	E4442533
Price	\$349,900
Bedrooms	4



Bathrooms	3.00
Full Baths	3
Square Footage	1,063
Acres	0.00
Year Built	2001
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### Community Information

Address	2013 Lefebvre Place
Area	Cold Lake
Subdivision	Lefebvre Heights
City	Cold Lake
County	ALBERTA
Province	AB
Postal Code	T9M 1K3

### Amenities

Amenities	Closet Organizers, Deck, Detectors Smoke, Fire Pit, Hot Water Natural Gas, Parking-Plug-Ins, Secured Parking, Storage-In-Suite, Vinyl Windows, See Remarks
Parking Spaces	4
Parking	Double Garage Attached, Front Drive Access, Insulated, Parking Pad Cement/Paved

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Cul-De-Sac, Fenced, Flat Site, Fruit Trees/Shrubs, Landscaped, Level Land, Low Maintenance Landscape, Playground Nearby, Public

Transportation, Schools, Shopping Nearby, See Remarks

Lot Description	30'x148'
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### School Information

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

### Additional Information

Date Listed	June 15th, 2025
Days on Market	1
Zoning	Zone 60

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Listing information last updated on June 16th, 2025 at 7:17am MDT