

\$439,900 - 4712 Westbrooke Road, Blackfalds

MLS® #A2240746

\$439,900

5 Bedroom, 2.00 Bathroom, 929 sqft

Residential on 0.11 Acres

Harvest Meadows, Blackfalds, Alberta

A truly exceptional renovated bungalow nestled in a growing community. Step inside and be captivated by the abundant natural light that fills every corner, highlighted by a beautiful bay window that adds character and warmth. The heart of this home, the kitchen, is a chef's delight, boasting stylish maple cabinets, a convenient eating bar, and a sleek glass tile backsplash. Recent upgrades ensure a move-in ready experience, including air conditioning, dishwasher, washer & dryer in 2022, and a new microwave and fridge in 2025. This bungalow offers ample living space with two comfortable bedrooms located upstairs, complemented by a luxurious 4-piece tiled bathroom with quartz vanity. The fully developed basement significantly expands your living space. It offers three extra bedrooms, a versatile office/exercise room, and a convenient 3-piece bathroom with a quartz vanity. Beyond the interior, this property continues to impress. Enjoy effortless outdoor living with a fully functioning automatic sprinkler system keeping your fully fenced and beautifully landscaped backyard lush and green. The large two-tiered deck is perfect for entertaining or simply relaxing in the Alberta sun. For the car enthusiast or hobbyist, the attached 22x20 garage is a dream, complete with an overhead heater and a laundry sink. With back alley and gate access to the backyard, convenience is at your fingertips.

Built in 2006



Essential Information

MLS® #	A2240746
Price	\$439,900
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	929
Acres	0.11
Year Built	2006
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	4712 Westbrooke Road
Subdivision	Harvest Meadows
City	Blackfalds
County	Lacombe County
Province	Alberta
Postal Code	T0M 0J0

Amenities

Parking Spaces	5
Parking	Additional Parking, Alley Access, Double Garage Attached, Driveway, Heated Garage
# of Garages	2

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer Stacked
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Fire Pit
-------------------	----------

Lot Description	Back Lane, Back Yard, Landscaped
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	July 17th, 2025
Days on Market	36
Zoning	R1M

Listing Details

Listing Office	Royal LePage Lifestyles 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.