

\$259,900 - 5461 Prairie Ridge Avenue, Blackfalds

MLS® #A2249462

\$259,900

3 Bedroom, 2.00 Bathroom, 680 sqft

Residential on 0.05 Acres

Panorama Estates, Blackfalds, Alberta

Affordable Townhome in Prime Blackfalds

Location – Ideal for Families or Investors!

This townhome offers an excellent opportunity for affordable living or a rental investment in the growing community of Blackfalds. Located in a peaceful, friendly neighbourhood, and perfectly situated within walking distance to groceries, dining options, parks, and schools, this property provides both convenience and comfort.

This bi-level design features an open and functional layout. With large windows, natural light floods the spacious interior creating a bright atmosphere. The kitchen and dining area seamlessly connect to the sizeable living room, making it an inviting space for gatherings and everyday living. The deck overlooks the backyard with space for pets or outdoor activities.

The lower level includes three bedrooms and a generously-sized bathroom, along with ample storage solutions and a thoughtful floor plan. Parking is effortless with two dedicated private spots at the back of the property, eliminating parking concerns.

There are no condo fees or restrictive rules, so kids and pets are welcome to enjoy the space. Whether you're seeking an affordable starter property, a family home in a vibrant community, or a solid rental option, this townhome ticks all the boxes.

Built in 2005



Essential Information

| | |
|----------------|---------------|
| MLS® # | A2249462 |
| Price | \$259,900 |
| Bedrooms | 3 |
| Bathrooms | 2.00 |
| Full Baths | 1 |
| Half Baths | 1 |
| Square Footage | 680 |
| Acres | 0.05 |
| Year Built | 2005 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|---------------------------|
| Address | 5461 Prairie Ridge Avenue |
| Subdivision | Panorama Estates |
| City | Blackfalds |
| County | Lacombe County |
| Province | Alberta |
| Postal Code | T4M 0C4 |

Amenities

| | |
|----------------|------------|
| Parking Spaces | 2 |
| Parking | Off Street |

Interior

| | |
|-------------------|---|
| Interior Features | Pantry, Vinyl Windows, Central Vacuum |
| Appliances | Dishwasher, Dryer, Electric Range, Refrigerator, Washer |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|-----------------------|
| Exterior Features | Private Yard |
| Lot Description | Back Yard, Front Yard |
| Roof | Asphalt Shingle |

| | |
|--------------|--------------------------|
| Construction | Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-------------------|
| Date Listed | August 18th, 2025 |
| Days on Market | 24 |
| Zoning | R2 |

Listing Details

| | |
|----------------|-----------------|
| Listing Office | Lux Real Estate |
|----------------|-----------------|

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