



## 901 2 Avenue Cold Lake AB

\$397,000

This home is lakefront with views of 3/4 of Cold Lake, right on lakeshore drive. Until a change with the City of Cold Lake, it was previously designated 201-Lakeshore. The home has 4 bedrooms and 2 bathrooms; a full bath & 3/4 bath downstairs. The home has hardwood floor upstairs & in each bedroom. There is a living room, family room, & rumpus room area. The laundry room is a massive 13'x21' with both a sink & cupboard storage. The home has a long single car carport that could be finished off to complete a single car garage. The front deck is a stunning 14'x32', with plenty of room for entertaining friends & family. This home sits on an oversized corner lot [50'x156'], right in front of the lake, enjoying the cool summer breeze off the lake & amazing lake views year round. The home is right in the middle, about 1 block from Kinosoo Beach & the Splash Park, on one side, & 1 block from the Cold Lake Marina, the largest in-land marina in Western Canada.

Listing Presented By:



Originally Listed by:  
RE/MAX Platinum Realty

kelly.baker@remax.net  
<https://kellybaker.coldlake.realestate/>

**RE/MAX ELITE**

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304 Windermere Road, Edmonton,  
AB, T6W 2Z8

Phone: 780-406-4000  
Fax:  
jmattie@telusplanet.net