

# \$445,000 - 51 Burris Pointe, Lacombe

MLS® #A2227845

**\$445,000**

4 Bedroom, 3.00 Bathroom, 1,060 sqft

Residential on 0.16 Acres

Willow Ridge, Lacombe, Alberta

Bright and spacious... this appealing Willow Ridge bilevel is the perfect place to relax and enjoy life! Super quiet neighborhood, big lot, private deck and backyard and easy access to all Lacombe's amenities are all great reasons to live here. Inside, vaulted ceiling gives spacious feel, maple kitchen cabinets with island and stainless steel upscale appliance package make meal prep and entertaining fun and easy! Primary suite has three piece ensuite bath. Fully finished basement with 2 more bedrooms and full bath. Floor heat is roughed in. Full side by side laundry included. Attached garage is a shell, but ready for your creative mind and handyman flair.

Built in 2007

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2227845    |
| Price          | \$445,000   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,060       |
| Acres          | 0.16        |
| Year Built     | 2007        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bi-Level    |
| Status         | Active      |



## Community Information

|             |                  |
|-------------|------------------|
| Address     | 51 Burris Pointe |
| Subdivision | Willow Ridge     |
| City        | Lacombe          |
| County      | Lacombe          |
| Province    | Alberta          |
| Postal Code | T4L 0A2          |

## Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

## Interior

|                   |                                                                                                                 |
|-------------------|-----------------------------------------------------------------------------------------------------------------|
| Interior Features | High Ceilings, Laminate Counters, Vaulted Ceiling(s), Vinyl Windows                                             |
| Appliances        | Dishwasher, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings |
| Heating           | Forced Air, Natural Gas, In Floor Roughed-In                                                                    |
| Cooling           | None                                                                                                            |
| Has Basement      | Yes                                                                                                             |
| Basement          | Finished, Full                                                                                                  |

## Exterior

|                   |                                                                   |
|-------------------|-------------------------------------------------------------------|
| Exterior Features | Private Yard, Rain Gutters                                        |
| Lot Description   | Back Yard, Corner Lot, Irregular Lot, Landscaped, Street Lighting |
| Roof              | Fiberglass                                                        |
| Construction      | Concrete, Vinyl Siding, Wood Frame                                |
| Foundation        | Poured Concrete                                                   |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | June 4th, 2025 |
| Days on Market | 11             |
| Zoning         | R1             |

## Listing Details

|                |                      |
|----------------|----------------------|
| Listing Office | Century 21 Advantage |
|----------------|----------------------|

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