# \$399,900 - 136 Briarwood Crescent, Blackfalds

MLS® #A2259941

# \$399,900

4 Bedroom, 2.00 Bathroom, 921 sqft Residential on 0.12 Acres

Briarwood, Blackfalds, Alberta

Charming 4 Bedroom, 2 Bathroom Bi-Level Home with Detached Double Garage! This beautifully maintained home features a bright and inviting main floor with a cozy living room, spacious kitchen with updated appliances and island, plus two generous bedrooms. The lower level offers a large rec room, two more bedrooms, a 3-piece bathroom, and plenty of storage. Enjoy a fully fenced backyard with a deck, cherry trees, RV parking, and back alley access. Additional upgrades include new shingles (2019), a newer furnace, central vac, and an insulated double garage with 220v power. Perfect blend of comfort, space, and value



## **Essential Information**

MLS® # A2259941 Price \$399,900

Bedrooms 4

Bathrooms 2.00

Full Baths 2

Square Footage 921

Acres 0.12

Year Built 1999

Type Residential

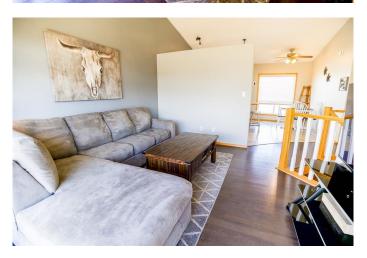
Sub-Type Detached

Style Bi-Level

Status Active







# **Community Information**

Address 136 Briarwood Crescent

Subdivision Briarwood City Blackfalds

County Lacombe County

Province Alberta
Postal Code T0M 0J0

## **Amenities**

Parking Spaces 2

Parking Double Garage Detached, RV Access/Parking

# of Garages 2

#### Interior

Interior Features Ceiling Fan(s), Kitchen Island, No Smoking Home, Storage, Vinyl

Windows

Appliances Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator

Heating Forced Air

Cooling None
Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features Fire Pit, Storage

Lot Description Back Lane, Back Yard, Front Yard, Landscaped, Lawn, Level, Low

Maintenance Landscape

Roof Asphalt Shingle

Construction Mixed

Foundation Poured Concrete

### Additional Information

Date Listed September 26th, 2025

Days on Market 20

Zoning R1M

## **Listing Details**

Listing Office Royal LePage Network Realty Corp.

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