

# **\$465,000 - 34 Iron Wolf Court, Lacombe**

MLS® #A2253623

**\$465,000**

6 Bedroom, 3.00 Bathroom, 1,334 sqft

Residential on 0.11 Acres

Iron Wolf, Lacombe, Alberta

Welcome to this custom 6 bedroom, 3 bathroom bi level on a family friendly CLOSE with NO NEIGHBORS BEHIND! This home has tons of curb appeal that you'll notice as soon as you pull up. Step inside to HIGH CEILINGS, BIG WINDOWS and IRON SPINDLE railings, giving that OPEN feel as soon as you enter. The living room can accommodate larger furniture and various configuration options. The kitchen has lots of storage space with rich cabinetry, an island and separate pantry. Enjoy unobstructed views from the corner GRANITE SINK where you have NO NEIGHBORS behind you. There are THREE bedrooms on the main floor including the primary which offers its own ENSUITE and WALK IN CLOSET. The other two bedrooms are freshly painted and make the cutest kids room, guest room or office. Brand NEW VINYL PLANK flooring was professionally installed throughout the main level including CUSTOM STAIR NOSING for a polished finish. The basement is a wide open space with room for a play area and living space, gym area etc. There are another 3 bedrooms, downstairs along with a full 4 piece bathroom and storage. Outside provides a FULLY FENCED YARD, MAINTENANCE FREE DECKING AND STAIRS, under deck storage and a DETACHED OVERSIZED DOUBLE GARAGE 26x24 - that is all finished and boarded! Other updates / extras in this home include working IN FLOOR HEAT! This home is located on a CLOSE and is a perfect



spot for those who want to live in a quieter neighborhood! More photos to come!

Built in 2012

### **Essential Information**

MLS® #	A2253623
Price	\$465,000
Bedrooms	6
Bathrooms	3.00
Full Baths	3
Square Footage	1,334
Acres	0.11
Year Built	2012
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### **Community Information**

Address	34 Iron Wolf Court
Subdivision	Iron Wolf
City	Lacombe
County	Lacombe
Province	Alberta
Postal Code	T4L 0E9

### **Amenities**

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### **Interior**

Interior Features	High Ceilings, Kitchen Island, Laminate Counters, No Smoking Home, Open Floorplan, Pantry, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Microwave Hood Fan, Refrigerator, Stove(s)
Heating	In Floor, Forced Air
Cooling	None
Has Basement	Yes

Basement	Finished, Full
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## Exterior

Exterior Features	Private Yard
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Lot Description	Back Lane, Backs on to Park/Green Space, Greenbelt, Interior Lot, Low Maintenance Landscape, No Neighbours Behind, Street Lighting, Environmental Reserve
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Roof	Asphalt Shingle
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Construction	Concrete, Vinyl Siding
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Foundation	Poured Concrete
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## Additional Information

Date Listed	September 3rd, 2025
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Days on Market	3
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Zoning	R1
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## Listing Details

Listing Office	CIR Realty
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