

# \$609,900 - 7 Morris Court, Blackfalds

MLS® #A2225700

**\$609,900**

4 Bedroom, 4.00 Bathroom, 2,642 sqft

Residential on 0.18 Acres

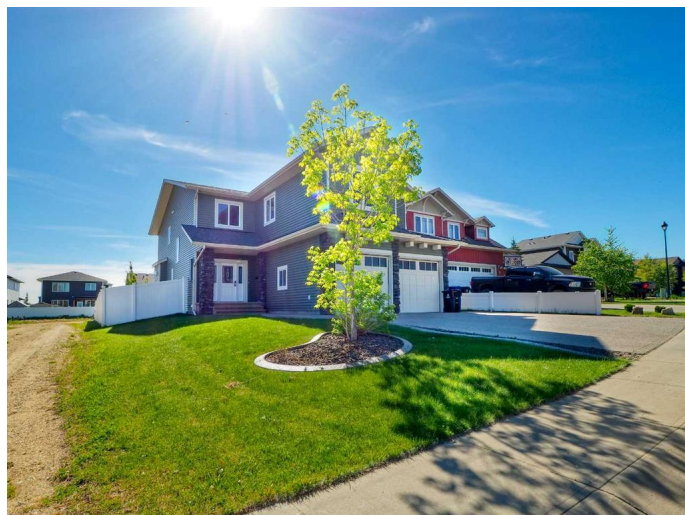
Mckay Ranch, Blackfalds, Alberta

Discover a thoughtfully designed two-storey home built by Colbrey Homes, offering space, function, and comfort for everyday living. Above the garage is a spacious bonus room currently set up as a theatre—ideal for movie nights or entertaining. The main floor welcomes you with a tiled entry and striking coffered ceilings. An open layout connects the custom kitchen, dining area, and a floor-to-ceiling gas fireplace—great for everyday living and gatherings. Upstairs includes a well-laid-out primary suite with a jetted tub, separate shower, and walk-in closet, along with two additional bedrooms and a bright office space. The fully finished basement offers a fourth bedroom, full bath, wet bar, and a large family room. A heated 24x26 attached garage adds comfort and convenience year-round.

Built in 2013

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2225700  |
| Price          | \$609,900 |
| Bedrooms       | 4         |
| Bathrooms      | 4.00      |
| Full Baths     | 3         |
| Half Baths     | 1         |
| Square Footage | 2,642     |
| Acres          | 0.18      |



|            |             |
|------------|-------------|
| Year Built | 2013        |
| Type       | Residential |
| Sub-Type   | Detached    |
| Style      | 2 Storey    |
| Status     | Active      |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 7 Morris Court |
| Subdivision | Mckay Ranch    |
| City        | Blackfalds     |
| County      | Lacombe County |
| Province    | Alberta        |
| Postal Code | T0M 0J2        |

### Amenities

|                |   |
|----------------|---|
| Amenities      | Laundry, RV/Boat Storage  |
| Parking Spaces | 4   |
| Parking        | Garage Door Opener, Heated Garage, Insulated, Oversized, Aggregate, Garage Faces Front, RV Access/Parking |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | Breakfast Bar, Central Vacuum, Chandelier, Closet Organizers, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Recessed Lighting, Soaking Tub, Storage, Vinyl Windows, Walk-In Closet(s), Wet Bar, Track Lighting |
| Appliances        | Dishwasher, Gas Stove, Microwave, Refrigerator   |
| Heating           | In Floor, Forced Air, Natural Gas  |
| Cooling           | Central Air  |
| Fireplace         | Yes  |
| # of Fireplaces   | 1  |
| Fireplaces        | Electric, Living Room, Tile  |
| Has Basement      | Yes  |
| Basement          | Finished, Full   |

### Exterior

|                   |   |
|-------------------|---|
| Exterior Features | BBQ gas line, Storage   |
| Lot Description   | Back Lane, Back Yard, Few Trees, Front Yard, Landscaped, Lawn, Rectangular Lot, Street Lighting |
| Roof              | Asphalt Shingle   |
| Construction      | Concrete, Stone, Vinyl Siding, Wood Frame, Manufactured Floor Joist,                            |

|            |                 |
|------------|-----------------|
|            | Shingle Siding  |
| Foundation | Poured Concrete |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 29th, 2025 |
| Days on Market | 9              |
| Zoning         | R1M            |

### Listing Details

|                |                  |
|----------------|------------------|
| Listing Office | Big Earth Realty |
|----------------|------------------|

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