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## 114 Palmer Circle Blackfalds, Alberta

MLS # A2246916



\$632,900

Division:	Panorama Estates			
Туре:	Residential/House			
Style:	2 Storey			
Size:	1,600 sq.ft.	Age:	2024 (1 yrs old)	
Beds:	4	Baths:	3 full / 1 half	
Garage:	Double Garage Attached, Parking Pad			
Lot Size:	0.09 Acre			
Lot Feat:	Back Lane			

**Heating:** Water: Forced Air, Natural Gas Sewer: Floors: Carpet, Vinyl Plank Roof: Condo Fee: Asphalt Shingle **Basement:** LLD: Finished, Full, Separate/Exterior Entry, Suite **Exterior:** Zoning: Vinyl Siding, Wood Frame R<sub>1</sub>M Foundation: **Poured Concrete Utilities:** 

Features: High Ceilings, Kitchen Island, Open Floorplan, Pantry, Primary Downstairs, Quartz Counters, Separate Entrance, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)

Inclusions: N/A

This stunning brand-new build by Abbey Platinum Master Built offers 1,586 sq. ft. of stylish open-concept living upstairs, plus a fully self-contained legal basement suite for extended family. The main home features 3 bedrooms, 2.5 bathrooms, vaulted ceilings, recessed pot lighting, and durable vinyl plank flooring. The bright kitchen is beautifully finished with quartz countertops and brand-new appliances, including a fridge, stove, microwave, and dishwasher. The one-bedroom, one-bathroom basement suite boasts its own entrance, furnace, hot water tank, and matching set of brand-new appliances—perfect for privacy and independence. Outside, enjoy the convenience of a 22' x 24' attached garage and the confidence of Abbey Platinum's exceptional craftsmanship. Whether you're looking for a stylish new home with space for family or a smart investment opportunity, this property delivers the best of both worlds.