

# \$354,000 - 80 Chickadee Drive, Whitecourt

MLS® #A2236643

**\$354,000**

3 Bedroom, 3.00 Bathroom, 1,331 sqft  
Residential on 0.23 Acres

NONE, Whitecourt, Alberta

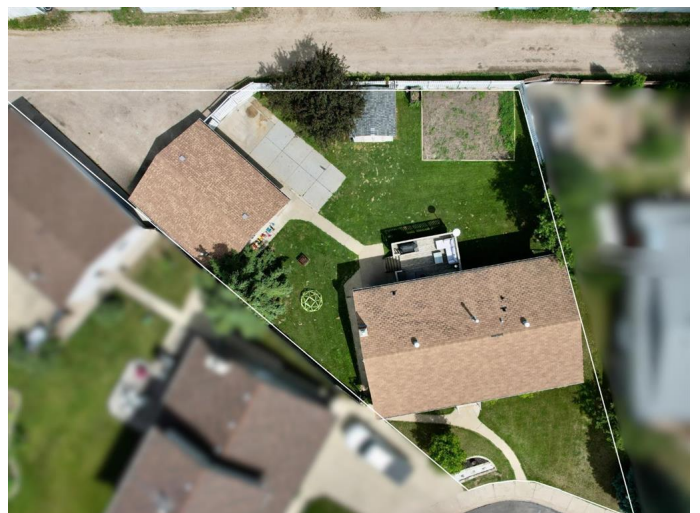
Tucked at the end of a quiet cul-de-sac and along Centennial Park, this home is all about location, charm, and room to grow. Whether you're chasing toddlers, walking the dog, or taking the route to school, this neighborhood has you covered – walking trails, schools, and nature galore just outside your door.

The pie-shaped lot gives you space to spread out – with a heated 24' x 28' double garage, RV parking, a garden ready for your tomatoes and sunflowers, and a fully fenced backyard with room to dream big (trampoline, backyard movie nights).

Step inside this 1,330 sq. ft. bungalow and find a layout made for real life: five bedrooms, main floor laundry, and a sunny living room that practically says, "Come on in and stay awhile." The kitchen and dining room overlook the backyard, you can keep an eye on the crew while whipping up something special.

The renovated main bath features a stylish walk-in shower, and the finished basement is all set with a new gas fireplace, fresh flooring, and a games room with a pool table – your future Friday nights just got a whole lot more fun.

To top it off? The home is heated with a high-efficiency forced air furnace and is



move-in ready â€” just bring your favorite  
throw pillows and a porch swing.

Built in 1978

### Essential Information

MLS® #	A2236643
Price	\$354,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,331
Acres	0.23
Year Built	1978
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	80 Chickadee Drive
Subdivision	NONE
City	Whitecourt
County	Woodlands County
Province	Alberta
Postal Code	T7S 1G2

### Amenities

Parking Spaces	6
Parking	Alley Access, Double Garage Detached, Garage Door Opener, Concrete Driveway, Heated Garage
# of Garages	2

### Interior

Interior Features	Ceiling Fan(s), Closet Organizers, Pantry
Appliances	Dishwasher, Dryer, Garage Control(s), Microwave Hood Fan, Refrigerator, Stove(s), Washer, Water Softener, Window Coverings
Heating	Forced Air, Natural Gas

Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Family Room, Gas
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Lighting, Private Yard, Storage, Rain Gutters
Lot Description	Back Yard, Front Yard, Lawn, Private, Few Trees
Roof	Asphalt Shingle
Construction	Mixed
Foundation	Poured Concrete, Wood

### **Additional Information**

Date Listed	July 2nd, 2025
Days on Market	48
Zoning	R-1B

### **Listing Details**

Listing Office	ROYAL LEPAGE MODERN REALTY
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