

# \$349,900 - 708 8 Avenue Sw, Slave Lake

MLS® #A2235553

**\$349,900**

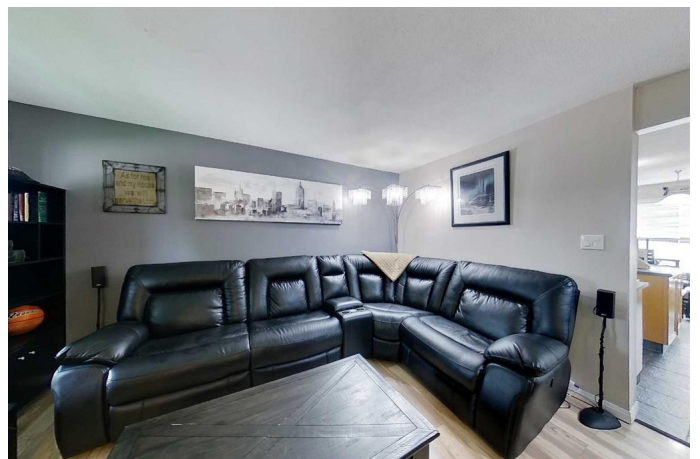
3 Bedroom, 3.00 Bathroom, 1,307 sqft

Residential on 0.09 Acres

NONE, Slave Lake, Alberta

Warm, Welcoming, and Wonderfully Functional. This charming two-storey offers a perfect blend of character and comfort, delivering over 1,300 sq ft of thoughtfully finished living space. With 3 bedrooms, 3 bathrooms, and a bright, airy layout, itâ€™s a home that suits both everyday living and entertaining with ease. The main floor welcomes you with an abundance of natural light, a cozy front living room, and an open-concept kitchen and dining area complete with stainless steel appliances, a walk-in pantry, and a large central island with built-in powerâ€”ideal for busy mornings or hosting friends. A convenient 2-piece bath and direct access to the backyard make daily life even more seamless. Upstairs, the spacious primary suite features a walk-in closet and a private 3-piece ensuite with a sleek glass shower. Two more bedrooms and a full 4-piece bath round out the upper level, offering space and privacy for family or guests. The basement is partially finished with a versatile rec room, laundry area, rough-in plumbing for a future bathroom, and plenty of storage options. Outside, enjoy your fully fenced backyard oasisâ€”complete with a firepit, two handy storage sheds, and rear alley access with additional parking. This home has been lovingly maintained and is move-in readyâ€”everything you need for stylish, practical living is right here.

Built in 2002



## Essential Information

MLS® #	A2235553
Price	\$349,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,307
Acres	0.09
Year Built	2002
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	708 8 Avenue Sw
Subdivision	NONE
City	Slave Lake
County	Lesser Slave River No. 124, M.D. of
Province	Alberta
Postal Code	T0G2A4

## Amenities

Utilities	Electricity Connected, Natural Gas Connected, Fiber Optics Available, High Speed Internet Available, Phone Connected, Sewer Connected, Water Connected
Parking Spaces	3
Parking	Alley Access, Off Street, Parking Pad, On Street

## Interior

Interior Features	Ceiling Fan(s), Closet Organizers, Kitchen Island, Laminate Counters, Pantry, Storage, Track Lighting, Vinyl Windows, Walk-In Closet(s), Bathroom Rough-in, Natural Woodwork, Sump Pump(s)
Appliances	Built-In Refrigerator, Dishwasher, Electric Stove, Range Hood, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes

Basement                      Full, Partially Finished

**Exterior**

Exterior Features      Rain Gutters, Storage, Fire Pit  
Lot Description        Rectangular Lot  
Roof                      Asphalt Shingle  
Construction          Vinyl Siding, Wood Frame  
Foundation            Poured Concrete

**Additional Information**

Date Listed              June 30th, 2025  
Days on Market        5  
Zoning                    RPSL

**Listing Details**

Listing Office            eXp REALTY

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.