



## St. Albert Alberta

\$374,900

This charming 4-bedroom home in the serene Sturgeon Heights subdivision offers beautiful tree-lined streets and great curb appeal. The main floor features a spacious living room with abundant natural light, newer laminate flooring, updated light fixtures, and a refreshed kitchen with lots of cabinets and storage. The primary bedroom includes custom closet organizers, and the renovated 4-piece bath boasts a new sink, toilet, and cabinetry. A second bedroom, hall linen closet, and convenient main floor laundry near the back entrance add to the home's appeal. The fully developed basement, is a perfect IN-LAW SUITE, with a separate entrance, large family room, galley-style kitchen area, two bedrooms, and a 3-piece bath. The expansive backyard has a cement patio, and the oversized, detached garage features a covered breezeway. Recently updated with a newer roof, furnace, and some appliances, it ensures modern comfort. Located near schools, swimming, and shopping, this home is perfect for family life! (id:6769)

Bedroom 3 3.27 m X 3.5 m  
Bedroom 4 3.28 m X 3.71 m  
Recreation room 3.26 m X 5.62 m  
Utility room 1.31 m X 1.88 m

Living room 3.77 m X 4.33 m  
Kitchen 3.53 m X 4.28 m  
Primary Bedroom 4 m X 3.7 m  
Bedroom 2 3.53 m X 2.49 m

Listing Presented By:



Originally Listed by:  
RE/MAX Elite



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

Phone: 780-982-1119  
ahmadsai@remax.net