



## 15 GOODRIDGE Drive St. Albert AB

\$529,900

Nestled on a large tree-lined lot in the heart of Grandin, welcome home to this gorgeously UPDATED 4 bed/3 bath bi-level home w/ OVERSIZED drive-under DBL GARAGE featuring NEW ROOF (2023) & NEW rubber asphalt driveway & garage pad (2023). Boasting over 2,330+ sq ft. of living space, home is wonderfully appointed w/ espresso HARDWOOD flooring and crisp neutral paint tones that accentuate the natural light throughout. Exquisite residence offers inviting front room and dining space that sits adjacent to GOURMET KITCHEN that includes updated S/S appliances, granite countertops, and butcher block island. Sun-swept sunken living room w/ VAULTED CEILINGS, osburn wood-burning stove, and banks of windows that bathe the home in light and provide access to private/landscaped SOUTH FACING outdoor yard space. Down the hall inc. 4 pc bath and 3 large bedrooms including oversized primary w/ 4 pc ensuite. BSMNT is FF and includes 3 pc bath, cozy family room w/ fireplace, 4th bed, & garage. Dream location close to Henday.

Listing Presented By:



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