



St Albert Alberta

\$489,900

Set on a park-like pie lot beneath the mature canopy of one of St. Albert's most established neighborhoods, this 3 bed + den two-story offers 1,652+ sq. ft. shaped by hardwood, natural light & an easy connection to its surroundings. A welcoming front porch gives way to a sun-swept living room and adjoining dining space. The updated kitchen (2010) pairs custom espresso cabinetry & S/S appliances with a tucked-away breakfast nook overlooking the yard. A few steps down, the great room is anchored by a brick-faced fireplace, w/ patio doors opening to an expansive, private backyard framed by mature trees. Upstairs are 3 bedrooms, including a spacious primary with walk-through closet & 2pc ensuite. Main-floor laundry, a den/study lined with built-ins, second entrance & heated double attached garage add function, with mostly updated windows & roof (approx. 10 years) adding to the home's thoughtful evolution. Steps to the River Valley, Botanica, 6 schools, and easy access to Henday. Some images digitally staged. (id:6769)

Living room 3.97 m X 5.09 m

Dining room 3.15 m X 2.74 m

Kitchen 3.49 m X 4.07 m

Family room 3.48 m X 4.72 m

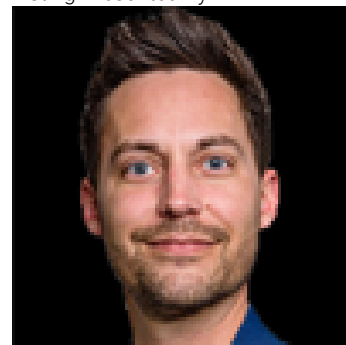
Bedroom 4 3.47 m X 3.51 m

Primary Bedroom 3.55 m X 3.9 m

Bedroom 2 2.72 m X 2.96 m

Bedroom 3 2.45 m X 3.28 m

Listing Presented By:



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RE/MAX Excellence

201, 5607-199 Street, Edmonton,
Alberta,

Phone: 780-984-9399

Fax:

steveleddy@hotmail.com

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