



## St. Albert Alberta

Sturgeon Heights

**\$399,900**



WELL, WELL, WELL! Well-Located, Well-Built and Well-Maintained home in desirable STURGEON HEIGHTS. This beautifully updated home features 3 bedrooms, two bathrooms and showcases a well-laid-out floor plan. Highlights include: newer windows, newer shingles (2018), recently replaced furnace (2021) & hot water tank (2024), as well as upgraded insulation to an R-50 value (2021). Situated on a spacious lot of over 6,964 square feet, the property boasts a long driveway and ample space for building your dream garage or creating the outdoor oasis you have always wanted. Steps away from schools & playgrounds with easy access to Downtown St. Albert, and Anthony Henday Drive, ensuring that commuting and daily errands are a breeze. WE INVITE YOU TO MAKE YOUR MOVE! (id:6769)

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