



## St. Albert Alberta

\$1,345,000

STUNNING ARCHITECTURAL DESIGN for those with good taste! Nearly 5000 sq. ft. of dvp living area. AMAZING KITCHEN refurbished fall, 2022, by Towne and Countree Kitchens cost \$140,000!! Stunning Cambria Quartz countertops w. baking station. Custom pullouts, gorgeous backsplash tiles, jaw-dropping island w. sink, high-end stainless appliances, Wolf induction range, and copper hoodfan. Adjacent living room w. gas fireplace. Elegant dining. Several den possibilities. 3 + 1 bedrooms with upper loft area ideal for a 5th bedroom or den. Master ensuite is a spa with its own steam shower. Fully developed basement with infloor heating, family room, large bedroom, and full bathroom. Two newer furnances and A/C ('21). Triple attached garage heated w. treated floors, potential to stack a 4th car. Brick exterior is elegant. Concrete roof. Large pie-shaped lot w. fruit trees and mature landscaping. 5 minute to Sturgeon Hospital and Henday. Walk to river valley and farmers' market. Perfect home for Exec. couple. (id:6769)

Family room 8.8 m X 6.85 m

Den 3.94 m X 3.42 m

Bedroom 4 4.05 m X 4.34 m

Living room 4.31 m x Measurements not available

Dining room 4.14 m X 3.48 m

Kitchen 4.53 m X 4.53 m

Breakfast 3.83 m X 4.5 m

Primary Bedroom 5.21 m X 4.36 m

Bedroom 2 4.81 m X 3.51 m

Bedroom 3 6.96 m X 5.17 m

Laundry room 2.44 m X 2.58 m

Library 2.94 m X 4.01 m

Loft 4.39 m X 8.7 m

Listing Presented By:



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CREA

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