

## \$424,900 - 14 Spruce Crescent, St. Albert

MLS® #E4434754

**\$424,900**

4 Bedroom, 2.00 Bathroom, 1,178 sqft

Single Family on 0.00 Acres

Sturgeon Heights, St. Albert, AB

This 1170 sq ft home is situated on a HUGE PIE lot in a quiet cul-de-sac within a crescent! LOCATION! LOCATION! LOCATION-it doesn't get any better! This 2+2 bedroom raised bungalow has been loved by the owner. The front covered veranda is a perfect spot to unwind, overlooking a quiet park. The living room is full of charm & character with stained glass, custom cut-outs, hardwood & vintage electric F/P. The dining nook has access to the deck & white kitchen features island & SS appliances. The O/S primary bedroom is spacious with 2 closets. The main floor is completed with a W/I linen closet, 4 piece bath & 2nd bedroom. The basement is F/F with 10 ft ceilings, 2 spacious bedrooms, rec room, laundry & 3 pc bath with spa shower. Newer paved driveway to O/S double garage (21X26). The yard is a gardener's dream! With mature trees & loads of space for the kids to play & a huge shed for the toys! Close to ALL levels of schools, parks, trails, Farmer's Market, swimming & fitness!

Built in 1964

### Essential Information

MLS® #	E4434754
Price	\$424,900
Bedrooms	4



Bathrooms	2.00
Full Baths	2
Square Footage	1,178
Acres	0.00
Year Built	1964
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	14 Spruce Crescent
Area	St. Albert
Subdivision	Sturgeon Heights
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 0H6

### Amenities

Amenities	Deck, See Remarks
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Freezer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Refrigerator, Stacked Washer/Dryer, Storage Shed, Stove-Countertop Electric, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Cul-De-Sac, Fenced, Landscaped, Park/Reserve, Playground Nearby, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Sir Alexander Mackenzie
Middle	Lorne Akins
High	Paul Kane

### **Additional Information**

Date Listed	May 6th, 2025
Days on Market	7
Zoning	Zone 24

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