

# \$439,800 - 1 Grandville Place, St. Albert

MLS® #E4435057

**\$439,800**

4 Bedroom, 2.50 Bathroom, 1,101 sqft

Single Family on 0.00 Acres

Grandin, St. Albert, AB

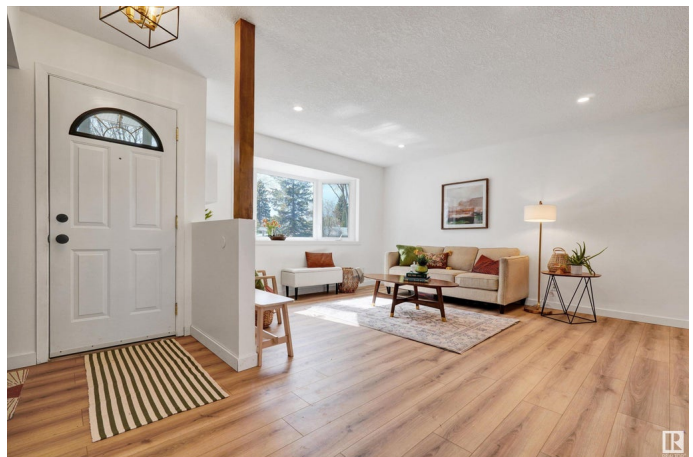
Step into this magazine-worthy, extensively renovated gem in one of St. Albert's most sought-after neighborhoods! With stylish mid-century modern vibes this home has the WOW factor! The open-concept main floor boasts a huge kitchen with a show stopping island + eating bar, spacious dining area and sun-filled living room. Upstairs offers 3 bright bdrms, a 4-pce main bath and a dreamy primary with private 2-pce ensuite. The fully finished basement features a massive rec room, 4th bdrm, 3-pce bath and space for an office, playroom or gym. Outside, enjoy a large yard perfect for summer fun! Just steps to scenic trails, parks and the outdoor pool. Walk or bike to vibrant downtown St. Albert for the famous Saturday farmers' market. Close to Hillgrove, Albert Lacombe & Wild Rose schools. Family-friendly, quiet cul-de-sac and truly exceptional - this is the home you've been waiting for! Many extra features throughout: A/C, attached garage & upgrades GALORE! This home checks all the boxes and then some!

Built in 1962

## Essential Information

MLS® # E4435057

Price \$439,800



Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,101
Acres	0.00
Year Built	1962
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	1 Grandville Place
Area	St. Albert
Subdivision	Grandin
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 0T2

### Amenities

Amenities	Air Conditioner
Parking	Single Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dryer, Microwave Hood Fan, Refrigerator, Stove-Gas, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco, Vinyl
Exterior Features	Fenced, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles

Construction	Wood, Stucco, Vinyl
Foundation	Concrete Perimeter

**School Information**

Elementary	Wild Rose/Albert Lacombe
Middle	Hill Grove
High	Paul Kane, SACHS

**Additional Information**

Date Listed	May 7th, 2025
Days on Market	9
Zoning	Zone 24

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on May 16th, 2025 at 9:32am MDT