

Courtesy Of Barry D Candelora Of MaxWell Polaris

## \$425,000 - 3 Lester Crescent, St. Albert

MLS® #E4437001

**\$425,000**

4 Bedroom, 1.50 Bathroom, 1,176 sqft

Single Family on 0.00 Acres

Lacombe Park, St. Albert, AB

Welcome to this F/F UPGRADED, Newer VINYL WINDOWS, 4-LEVEL SPLIT, 4Bdrms, 1.5 Bath Home w/well over 1800Sq.Ft of Living Space on a 6300+Sq.Ft. Fully Fenced in yard in the wonderful community of "LACOMBE PARK" of St. Albert w/a 1min WALK to the "RONALD HARVEY" Elementary School around the corner. Upon entry you are greeted newer VINYL PLANK Flooring in the OPEN BEAM VAULTED CEILING Living Room w/a Separate Dining Room for 8+Guests & a good sized Kitchen with 5-White Appliance & a Dinette to seat 4-Guests. The Upper Floor has 3-Bdrms, a full 4pc Bath & a lg Primary Bdrm w/a 2pc ENSUITE. The Lower Level has a large Family Room w/a GAS FIREPLACE & a lg 4th BEDROOM! The Basement has a large REC ROOM, Utility Room, Laundry Room with lots of Storage Space and a large storage under the Family Room above! The massive BACKYARD has an oversized 2-TIER DECK with plenty of room for a 24x24 Det. Garage?! And ample space for your kids & pets to play. Great Family neighborhood w/walking distance to K-9 Schools & Shops!

Built in 1973

### Essential Information

MLS® # E4437001

Price \$425,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 1.50                   |
| Full Baths     | 1                      |
| Half Baths     | 1                      |
| Square Footage | 1,176                  |
| Acres          | 0.00                   |
| Year Built     | 1973                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 4 Level Split          |
| Status         | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 3 Lester Crescent |
| Area        | St. Albert        |
| Subdivision | Lacombe Park      |
| City        | St. Albert        |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T8N 2B9           |

### Amenities

|                |                                                                                                                                                                                     |
|----------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Off Street Parking, On Street Parking, Deck, Detectors Smoke, Front Porch, Hot Water Natural Gas, No Smoking Home, Open Beam, Television Connection, Vaulted Ceiling, Vinyl Windows |
| Parking Spaces | 10                                                                                                                                                                                  |
| Parking        | Front Drive Access, Parking Pad Cement/Paved, RV Parking, Tandem                                                                                                                    |

### Interior

|                   |                                                                                                                                            |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                           |
| Appliances        | Dishwasher-Built-In, Dryer, Fan-Ceiling, Freezer, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                                  |
| Fireplace         | Yes                                                                                                                                        |
| Fireplaces        | Mantel, Tile Surround                                                                                                                      |
| Stories           | 4                                                                                                                                          |
| Has Basement      | Yes                                                                                                                                        |
| Basement          | Full, Finished                                                                                                                             |

### Exterior

|                   |                                                                                                                                                                                      |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stucco                                                                                                                                                                         |
| Exterior Features | Fenced, Flat Site, Fruit Trees/Shrubs, Golf Nearby, Landscaped, Playground Nearby, Private Setting, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Treed Lot |
| Roof              | Asphalt Shingles                                                                                                                                                                     |
| Construction      | Wood, Stucco                                                                                                                                                                         |
| Foundation        | Concrete Perimeter                                                                                                                                                                   |

### **School Information**

|            |                           |
|------------|---------------------------|
| Elementary | R.HARVEY/BERTHA K!        |
| Middle     | W.D.CUTS/V.J.MALONEY!     |
| High       | BELLEROSE/St.AI CATHOLIC! |

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 16th, 2025 |
| Days on Market | 6              |
| Zoning         | Zone 24        |

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Listing information last updated on May 22nd, 2025 at 5:17pm MDT