

# \$774,900 - 1 Niagara Way, St. Albert

MLS® #E4430042

**\$774,900**

4 Bedroom, 3.50 Bathroom, 2,492 sqft  
Single Family on 0.00 Acres

North Ridge, St. Albert, AB

Beautifully designed 2-storey home on a corner lot at the end of a cul-de-sac in North Ridge. This light-filled home offers 4 bedrooms, 3.5 baths, and a functional layout perfect for family living. The main floor features an open-concept living space, a stylish kitchen with a large island and ample counter space. The dining area is surrounded by windows and opens to a sunny south-facing deck. There's also a den/office, 2-piece bath, and mudroom with built-in bench. Upstairs, the spacious primary suite includes a walk-in closet and spa-like ensuite. Two more bedrooms, a bonus room, and laundry complete the upper level. The fully finished basement offers a 4th bedroom, 3-piece bath, and large rec room with wet bar. A true oversized garage and landscaped yard complete this move-in ready home!

Built in 2014

## Essential Information

MLS® #	E4430042
Price	\$774,900
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,492



Acres	0.00
Year Built	2014
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	1 Niagara Way
Area	St. Albert
Subdivision	North Ridge
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 4H9

### **Amenities**

Amenities	Air Conditioner, Bar, Ceiling 9 ft., Deck, Detectors Smoke, Hot Water Natural Gas, No Smoking Home, Wet Bar, 9 ft. Basement Ceiling
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Countertop Electric, Washer, Window Coverings, Refrigerators-Two
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Corner Lot, Cul-De-Sac, Fenced, Golf Nearby, Landscaped, Playground Nearby, Schools
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation            Concrete Perimeter

### **Additional Information**

Date Listed            April 10th, 2025

Days on Market      5

Zoning                 Zone 24

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