

## \$439,900 - 53 Acorn Crescent, St. Albert

MLS® #E4438303

**\$439,900**

4 Bedroom, 2.50 Bathroom, 1,121 sqft

Single Family on 0.00 Acres

Akinsdale, St. Albert, AB

Step into a world of elegance and modern comfort with this meticulously renovated home, showcasing over \$130,000 in exquisite enhancements! Experience the grandeur of a spacious Living rm adorned with a delightful bow window, inviting an abundance of natural light that brightens every corner. At the heart of the home lies an open-concept island kitchen, a culinary haven designed for seamless entertaining. With 4 generously sized bdrms & 3 contemporary baths, space & style effortlessly intertwine. Flexible Den area alongside the expansive Family room that promises endless gatherings & cherished memories. 4th bdrm is a true retreat with an ensuite & a walk-in closet. Ample storage solutions & a brand-new furnace set for installation in early June, this residence is primed for your immediate enjoyment! Explore the potential of garage suite plans, all while relishing in a prime location that places shopping, schools, parks, and public transport right at your doorstep. This stunning home is a true masterpiece!

Built in 1979

### Essential Information

MLS® # E4438303

Price \$439,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,121                  |
| Acres          | 0.00                   |
| Year Built     | 1979                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 4 Level Split          |
| Status         | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 53 Acorn Crescent |
| Area        | St. Albert        |
| Subdivision | Akinsdale         |
| City        | St. Albert        |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T8N 3K2           |

### Amenities

|                |                          |
|----------------|--------------------------|
| Amenities      | No Smoking Home          |
| Parking Spaces | 3                        |
| Parking        | Parking Pad Cement/Paved |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas  |
| Stories           | 4  |
| Has Basement      | Yes  |
| Basement          | Full, Finished   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Metal, Stucco  |
| Exterior Features | Corner Lot, Fruit Trees/Shrubs, Golf Nearby, Landscaped, Park/Reserve, Picnic Area, Playground Nearby, Public Swimming Pool, |

|              |                                |
|--------------|--------------------------------|
|              | Public Transportation, Schools |
| Roof         | Asphalt Shingles               |
| Construction | Wood, Metal, Stucco            |
| Foundation   | Concrete Perimeter             |

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 23rd, 2025 |
| Days on Market | 8              |
| 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 31st, 2025 at 4:32am MDT