

Courtesy Of Brian C Cyr Of RE/MAX Elite

## \$524,900 - 58 5 Rondeau Drive, St. Albert

MLS® #E4438622

**\$524,900**

2 Bedroom, 2.50 Bathroom, 1,521 sqft

Condo / Townhouse on 0.00 Acres

South Riel, St. Albert, AB

Welcome to Midtown by Averton, a premier community in St. Albert that redefines luxury living. This stunning 3-storey home features over \$175,000 in UPGRADES, ROOFTOP PATIO & the best views in the complex, making it truly BETTER THAN NEW. The thoughtfully designed layout features 2 spacious bedrooms, each w/luxurious ensuite & custom closets, a chef-inspired kitchen & elegant dining area. Premium upgrades throughout including a custom kitchen w/extra cabinetry, floating shelves, Professional Series KitchenAid appliance package, bar fridge & gas stove. Additional highlights: luxury vinyl plank flooring, whole-house soft water system, A/C, charcoal/UV light air filtration, living room TV niche w/ 75" linear f/p, Kohler fixtures & Hunter Douglas Silhouette blinds throughout. The dbl attached garage is fully finished with a POLYASPARTIC FLOOR, EV CHARGER & cabinetry. Enjoy a low-maintenance lifestyle. No more shoveling, grass cutting or exterior upkeep. For those that understand & appreciate highest quality

Built in 2022

### Essential Information

MLS® # E4438622

Price \$524,900



|                |                   |
|----------------|-------------------|
| Bedrooms       | 2                 |
| Bathrooms      | 2.50              |
| Full Baths     | 2                 |
| Half Baths     | 1                 |
| Square Footage | 1,521             |
| Acres          | 0.00              |
| Year Built     | 2022              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 3 Storey          |
| Status         | Active            |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 58 5 Rondeau Drive |
| Area        | St. Albert         |
| Subdivision | South Riel         |
| City        | St. Albert         |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T8N 7X8            |

### Amenities

|           |                                     |
|-----------|-------------------------------------|
| Amenities | Air Conditioner, Patio, See Remarks |
| Parking   | Double Garage Attached              |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Garburator, Hood Fan, Oven-Microwave, Refrigerator, Stove-Gas, Washer, Water Softener, Window Coverings, Wine/Beverage Cooler |
| Heating           | Forced Air-1, Natural Gas  |
| Stories           | 3  |
| Has Basement      | Yes  |
| Basement          | None, No Basement  |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Brick, Metal, Vinyl                                       |
| Exterior Features | Golf Nearby, Playground Nearby, Public Transportation, Schools, |

|              |                              |
|--------------|------------------------------|
|              | Shopping Nearby, See Remarks |
| Roof         | Roll Roofing                 |
| Construction | Wood, Brick, Metal, Vinyl    |
| Foundation   | Slab                         |

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 26th, 2025 |
| Days on Market | 27             |
| Zoning         | Zone 24        |
| Condo Fee      | \$133          |

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Listing information last updated on June 22nd, 2025 at 2:17am MDT