

## \$189,900 - 203 3 Perron Street, St. Albert

MLS® #E4443313

**\$189,900**

2 Bedroom, 2.00 Bathroom, 1,410 sqft

Condo / Townhouse on 0.00 Acres

Downtown (St. Albert), St. Albert, AB

Beautiful 1409 sq ft main floor condo in the heart of downtown St. Albert! This spacious unit features an open floor plan with 2 generous bedrooms, 2 full baths, and 2 underground heated parking stalls. Enjoy the natural light from two private atriums—one off the dining area and one off the large primary suite, which also includes a 4-piece ensuite with separate tub and shower, a massive walk-in closet. The spacious kitchen offers ample cabinetry, countertop space, and a huge walk-in pantry, all overlooking the cozy great room with fireplace and adjacent dining area. The welcoming front foyer adds a touch of elegance. Located steps from the St. Albert Farmersâ€™ Market, river trails, restaurants, shops, and public transit. A perfect opportunity for first-time buyers, downsizers, or investors looking for a buy-and-hold in this prime location. Downtown lifestyle at its best!

Built in 1991

### Essential Information

MLS® #	E4443313
Price	\$189,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,410



Acres	0.00
Year Built	1991
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	203 3 Perron Street
Area	St. Albert
Subdivision	Downtown (St. Albert)
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 5Z5

### Amenities

Amenities	Secured Parking, See Remarks
Parking	Heated, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Freezer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings, TV Wall Mount
Heating	Hot Water, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Tile Surround
# of Stories	5
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Brick, Stucco
Exterior Features	Golf Nearby, Playground Nearby, Public Transportation, Shopping Nearby, View Downtown
Roof	Metal
Construction	Wood, Brick, Stucco
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	June 19th, 2025
Days on Market	1
Zoning	Zone 24
Condo Fee	\$681

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