

## **\$1,069,000 - 1 Rosa Crescent, St. Albert**

MLS® #E4423177

**\$1,069,000**

4 Bedroom, 4.00 Bathroom, 2,971 sqft

Single Family on 0.00 Acres

Riverside (St. Albert), St. Albert, AB

RARE FIND.....CORNER LOT FACING GRAY NUNS PARK. South Facing House Across from Creek and Walking trails. Acrylic Stucco with Detailing. Black Triple Pane Windows. Perfectly designed Layout along with Prime Location. Grand Mansion with Triple Garage on the front Elevation(West side) & Main Entrance on the Side elevation(South side) of the House. Open to above 19 Ft ceilings begins when you Enter and throughout the Great room adjoining the Bonus room above. Indented ceilings adds to the beauty of 19 feet high Ceilings. Cozy Fireplace Book match tiles to the ceiling. You will Enjoy Sunlight in the Great room, Bonus, Dinning & Master bedroom. Bonus room 8 Ft high patio doors takes you to South Facing Balcony to enjoy Calming view of Creek. Close to Nature with Lake and Walking Trails next to Big Lake. Traditional look Exterior Lights. 9 feet high ceilings on all the 3 Levels. 8 feet high doors, Barn door and feature walls. Open Stair case with 2 sided stairs & Glass Handrails. 2 ft x 4 ft Porcelain Tiles.

Built in 2025

### **Essential Information**

MLS® # E4423177

Price \$1,069,000



Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	2,971
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	1 Rosa Crescent
Area	St. Albert
Subdivision	Riverside (St. Albert)
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 8B7

### **Amenities**

Amenities	Ceiling 9 ft., Deck
Parking Spaces	6
Parking	Triple Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Garage Opener, Hood Fan
Heating	Forced Air-1, Natural Gas
Fireplaces	Mantel
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Stone, Stucco
Exterior Features	Flat Site, Level Land, Picnic Area, Playground Nearby, Ravine View, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Stone, Stucco
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	February 27th, 2025
Days on Market	74
Zoning	Zone 24



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Listing information last updated on May 11th, 2025 at 9:47pm MDT