

## **\$305,000 - 309 5 Perron Street, St. Albert**

MLS® #E4430926

**\$305,000**

2 Bedroom, 2.00 Bathroom, 1,141 sqft

Condo / Townhouse on 0.00 Acres

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

Beautiful and modern is all that describes this Executive living in the heart of DOWNTOWN ST.ALBERT. Gorgeous 2 bedroom, 2 bathroom condo with fantastic view of the forest and great privacy from your own over sized balcony. Gleaming maple hardwood & tiled flooring welcomes you at the large entrance. A massive granite island in the chefs dream kitchen is great for entertaining and opens to a large dining area and cosy living room with gas f/place and stunning sunset views. The master bedroom has large walk in closet and spacious en-suite . Stay nice and cool with A/C and enjoy the convenient underground parking stall right by the elevator and 1 extra storage locker included. Condo fees include everything apart from power .Located in the center of downtown St. Albert, walking distance to farmers market in the summer, great coffee shops, restaurants and all amenities Huge 20 stall visitor parkade is another plus. Great security with this 3rd floor unit

Built in 2010

### **Essential Information**

MLS® #	E4430926
Price	\$305,000
Bedrooms	2



Bathrooms	2.00
Full Baths	2
Square Footage	1,141
Acres	0.00
Year Built	2010
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	309 5 Perron Street
Area	St. Albert
Subdivision	Downtown (St. Albert)
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 1E3

### Amenities

Amenities	Air Conditioner, Closet Organizers, Parking-Visitor, Party Room, Secured Parking, Storage-In-Suite, Storage-Locker Room
Parking Spaces	1
Parking	Heated, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Hot Water, Water
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Stone, Stucco
Exterior Features	Backs Onto Park/Trees, Playground Nearby, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Stone, Stucco
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	April 14th, 2025
Days on Market	5
Zoning	Zone 24
Condo Fee	\$583

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