

\$799,000 - 23a Sable Crescent, St. Albert

MLS® #E4444681

\$799,000

3 Bedroom, 2.50 Bathroom, 2,169 sqft

Single Family on 0.00 Acres

Sturgeon Heights, St. Albert, AB

This stylish two-storey home blends comfort and function with thoughtful design. The main floor offers an open-concept great room with a gas fireplace, a spacious kitchen with granite counters, wood cabinets, a walk-in pantry, and direct access to a large backyard deck. A mudroom connects to the insulated, drywalled double garage, and main-floor laundry adds convenience. Upstairs, you'll find three bedrooms, a four-piece bathroom, and a bright bonus room ideal for movie nights or a play area. The primary suite features a walk-in closet and private ensuite with soaker tub and separate shower. Finishes include custom maple railings, brushed nickel fixtures, white doors and trim, neutral paint, hardwood laminate flooring, and plush carpet. The basement is framed and insulated, ready for your finishing touch. Close to all amenities.

Built in 2025

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4444681 |
| Price | \$799,000 |
| Bedrooms | 3 |
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 2,169 |



| | |
|------------|------------------------|
| Acres | 0.00 |
| Year Built | 2025 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|--------------------|
| Address | 23a Sable Crescent |
| Area | St. Albert |
| Subdivision | Sturgeon Heights |
| City | St. Albert |
| County | ALBERTA |
| Province | AB |
| Postal Code | T8N 0H3 |

Amenities

| | |
|----------------|-----------------------------------|
| Amenities | Vacuum System-Roughed-In |
| Parking Spaces | 4 |
| Parking | Double Garage Attached, Insulated |

Interior

| | |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom |
| Appliances | See Remarks |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Insert |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Golf Nearby, No Back Lane, Playground Nearby, Private Setting, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Treed Lot, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|------------------|
| Elementary | Vital Grandin |
| Middle | Ecole Secondaire |
| High | Ecole Secondaire |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 27th, 2025 |
| Days on Market | 1 |
| 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 June 27th, 2025 at 10:02pm MDT