

\$489,000 - 25 Larkspur Crescent, St. Albert

MLS® #E4433525

\$489,000

1 Bedroom, 2.50 Bathroom, 1,193 sqft

Single Family on 0.00 Acres

Lacombe Park, St. Albert, AB

Bi-Level home with an oversize double attached garage just half a block west of the Ronald Harvey Elementary school. Junior high less than one K away. RMS measured, 1193 SF on the main floor and 1021.68 SF in the basement, all finished except the laundry room. A total of 4 bedrooms and an office/den, large recreation room with a gas fireplace and 3 piece bath with walk-in shower. The main floor features large living room, dining, kitchen, 3 bedrooms, 4 & 2 piece bathrooms. Interior renovations include newer furnace, AC and HW, newer kitchen c/w island and appliances, laminate floors, paint and newly built staircase. Windows and siding replaced about 15 years ago. Garden doors off the dining room to a large wrap around deck with a staircase to the back yard. Nicely landscaped with strawberry bushes, saskatoon tree & rhubarb.

Built in 1975

Essential Information

MLS® #	E4433525
Price	\$489,000
Bedrooms	1
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,193



Acres	0.00
Year Built	1975
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

Community Information

Address	25 Larkspur Crescent
Area	St. Albert
Subdivision	Lacombe Park
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 2M5

Amenities

Amenities	Air Conditioner, Ceiling 10 ft., Deck, Detectors Smoke
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, See Remarks, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Corner Lot, Fenced, Flat Site, Landscaped, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	April 30th, 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 May 1st, 2025 at 12:03pm MDT