

## \$694,900 - 56 Rhea Crescent, St. Albert

MLS® #E4421265

**\$694,900**

3 Bedroom, 2.50 Bathroom, 2,370 sqft

Single Family on 0.00 Acres

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

Looking for a change? Look no further! HOMES BY AVI is building your FOREVER FAMILY HOME in picturesque Riverside, St. Albert. LOVE WHERE YOU LIVE with walking nature trails, parks, dog parks & all local amenities a stroll away. Currently under construction; possession SUMMER 2025. All the bells & whistles included in this stunning 3-bedroom, 2.5 bathroom, 2-storey home. Main level flex room (great space to work/study @ home), powder room, PLUS upper-level loft style family room & huge laundry room. Handsome upgrades throughout entire home featuring quartz countertops, centre island with undermount sink, abundance of kitchen cabinetry with soft close pot & pan drawers, walk-thru pantry-to-mudroom, generous appliance allowance, 9 ft ceiling height, electric fireplace, luxury vinyl plank flooring & abundance of storage. Owners' suite is sure to impress with LUXURIOUS SPA INSPIRED 5 pc ensuite showcasing dual sinks, soaker tub, stand-a-lone shower, private stall & MASSIVE WIC! Both jr. rooms w/WIC's. A+++



Built in 2025

### Essential Information

MLS® # E4421265

Price \$694,900

Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,370
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	56 Rhea Crescent
Area	St. Albert
Subdivision	Riverside (St. Albert)
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 7Z2

### Amenities

Amenities	Ceiling 9 ft., Detectors Smoke, Exterior Walls- 2"x6", Hot Water Electric, No Animal Home, No Smoking Home, Smart/Program. Thermostat, Television Connection, Vinyl Windows, HRV System, Natural Gas BBQ Hookup, Natural Gas Stove Hookup
Parking Spaces	4
Parking	Double Garage Attached, Front Drive Access

### Interior

Interior Features	ensuite bathroom
Appliances	Garage Control, Garage Opener, Hood Fan, Builder Appliance Credit
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert, Mantel, Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl, Hardie Board Siding
Exterior Features	Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl, Hardie Board Siding
Foundation	Concrete Perimeter

### **School Information**

Elementary	Ronald Harvey Elementary
Middle	William D. Cuts
High	Bellerose Composite

### **Additional Information**

Date Listed	February 12th, 2025
Days on Market	72
Zoning	Zone 24

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Listing information last updated on April 25th, 2025 at 4:47pm MDT