

# \$535,900 - 8 5 Rondeau Drive, St. Albert

MLS® #E4416408

**\$535,900**

3 Bedroom, 2.50 Bathroom, 1,474 sqft  
Condo / Townhouse on 0.00 Acres

South Riel, St. Albert, AB

Nestled alongside green spaces, this 3-level Trailside end unit combines modern design and thoughtful features across 1,400+ sq. ft. of living space. With 3 bedrooms, 2.5 baths, and a custom palette of soft white tones and cool wood grain accents, this home is a standout in style and functionality. The upgraded kitchen showcases an island with an eating bar, a matte black silgranit sink, a brass faucet, and a built-in microwave. The great room is highlighted by a 42" electric fireplace set against a dark accent wall, while upgraded vinyl plank flooring brings elegance to the second floor. Outdoor living is a breeze with a spacious rear deck, perfect for entertaining. Additional conveniences include a second-floor laundry room, a ground-floor foyer with easy access to the double car garage. Enjoy a stress-free lifestyle with year-round exterior maintenance at Midtown. Ready for Spring 2025 Possession. Images and renderings are representative of home layout and/or design only.

Built in 2024

## Essential Information

MLS® #	E4416408
Price	\$535,900
Bedrooms	3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,474
Acres	0.00
Year Built	2024
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	3 Storey
Status	Active

### **Community Information**

Address	8 5 Rondeau Drive
Area	St. Albert
Subdivision	South Riel
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 7X8

### **Amenities**

Amenities	See Remarks
Parking Spaces	4
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	See Remarks
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Brick, Metal, Hardie Board Siding
Exterior Features	Park/Reserve, Playground Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Metal, Hardie Board Siding
Foundation	Concrete Perimeter

## Additional Information

Date Listed	December 18th, 2024
Days on Market	110
Zoning	Zone 24
HOA Fees	150
HOA Fees Freq.	Annually
Condo Fee	\$266

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