

## \$698,000 - 56 Riverhill Crescent, St. Albert

MLS® #E4439511

**\$698,000**

3 Bedroom, 2.50 Bathroom, 2,408 sqft

Single Family on 0.00 Acres

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

The Flair 26 is designed w/ hosting & day to day function in mind. The exterior has a modern elevation, inside the shade interior style brings a clam refined palette. At the front of the home, a dedicated family entrance with built in storage helps keep clutter out of the main living area. Just off the entrance the walk-in pantry leads directly into the central kitchen, where an oversized island anchors the space & offers plenty of room for prep & conversation. At the back of the home, the kitchen flows into a large dinning area & bright living room w/ a full-height glass wall & modern electric fireplace. Off the dinning area a main floor den gives you a separate space that can be used for focus or retreat – away from the main activity of the home. Upstairs a central bonus room creates a gathering place that separates the 2 generously sized bedrooms & primary suite. The Primary bedroom features a large walk-in closet and an ensuite with double sinks and thoughtful finishes.

Built in 2025



### Essential Information

MLS® #	E4439511
Price	\$698,000
Bedrooms	3
Bathrooms	2.50

Full Baths	2
Half Baths	1
Square Footage	2,408
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	56 Riverhill Crescent
Area	St. Albert
Subdivision	Riverside (St. Albert)
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 7X4

### Amenities

Amenities	Closet Organizers, Detectors Smoke, No Animal Home, No Smoking Home, Smart/Program. Thermostat, See Remarks
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Flat Site, Level Land, Playground Nearby, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      May 29th, 2025

Days on Market                19

Zoning                              Zone 24



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Listing information last updated on June 16th, 2025 at 9:47pm MDT