# \$979,900 - 30 Orchard Crest, St. Albert

MLS® #E4440605

#### \$979,900

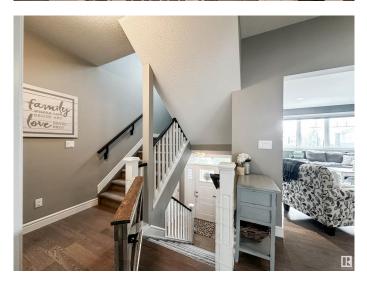
4 Bedroom, 3.00 Bathroom, 2,652 sqft Single Family on 0.00 Acres

Oakmont, St. Albert, AB

Welcome to 30 Orchard Crt!!! This stunning reverse walk-out 2 story boasts over 3,000 sqft of developed space, 4 BEDROOMS UP & is located in the premier Orchards of Oakmont area. Open concept main floor w/ hardwood flooring & ceramic tile through out. Dream kitchen with granite counters, gas countertop stove, stainless steel appliances, double oven, huge island, big pantry plus butler pantry leading to the separate dining room. Loads of natural light pouring in via the many windows and exquisite transoms. Main floor den/office. Primary is spacious w/ 5pc ensuite and walk in closet. The upper level features 3 more bedrooms, 4pc bath, laundry and bonus space. Downstairs offers big rec room, wet bar, 2pc bath and locker room style cubbies for the entire family! O/S HEATED CAR GARAGE (almost a quad!). The backyard is huge w/ an O/S deck overlooking your custom fire pit area and green space w/ numerous mature trees and shrubs!! Amazing location steps from the river valley, trails, parks and shops of Boudreau!!







Built in 2015

#### **Essential Information**

MLS® # E4440605 Price \$979,900

Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	2
Square Footage	2,652
Acres	0.00
Year Built	2015
Туре	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

## **Community Information**

Address	30 Orchard Crest
Area	St. Albert
Subdivision	Oakmont
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 4K2

## Amenities

Amenities	Ceiling 9 ft., Deck, Exterior Walls- 2"x6", Wet Bar, See Remarks
Parking Spaces	5
Parking	Heated, Over Sized, Triple Garage Attached

## Interior

Interior Features	ensuite bathroom	
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Storage Shed, Stove-Gas, Washer, Window Coverings, Garage Heater	
Heating	Forced Air-1, Natural Gas	
Fireplace	Yes	
Fireplaces	Mantel, Tile Surround	
Stories	2	
Has Basement	Yes	
Basement	Full, Finished	

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Cul-De-Sac, Fenced, Landscaped, Park/Reserve, Playground Nearby,
	Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

#### **Additional Information**

Date Listed	June 5th, 2025
Days on Market	34
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 July 9th, 2025 at 2:02pm MDT