

## \$449,900 - 89 Deer Ridge Drive, St. Albert

MLS® #E4440699

**\$449,900**

3 Bedroom, 2.00 Bathroom, 1,139 sqft

Single Family on 0.00 Acres

Deer Ridge (St. Albert), St. Albert, AB

A charming new deck welcomes guests to this four level split in Deer Ridge. The entrance has new VINYL PLANK flooring that flows through the main level. The living room has a large window overlooking the front yard and vaulted ceilings that soar into the kitchen. The RENOVATED KITCHEN has stainless steel appliances, white cabinetry, huge eating bar island, pantry, access to the back deck and QUARTZ counters. The upper level has two large bedrooms and a four piece bathroom. The primary bedroom features a WALK IN CLOSET. The third level has a family room with a gas fireplace, three piece bathroom and the third bedroom. The basement level has a rec room with a bar, the laundry/mechanical room and loads of storage in the crawl space. Upgrades to this home include 10 year old shingles, five year old furnace and two year old hot water tank. A spacious back yard and DOUBLE ATTACHED GARAGE complete this great property.

Built in 1992

### Essential Information

MLS® #	E4440699
Price	\$449,900
Bedrooms	3
Bathrooms	2.00



Full Baths	2
Square Footage	1,139
Acres	0.00
Year Built	1992
Type	Single Family
Sub-Type	Detached Single Family
Style	4 Level Split
Status	Active

### **Community Information**

Address	89 Deer Ridge Drive
Area	St. Albert
Subdivision	Deer Ridge (St. Albert)
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 6A9

### **Amenities**

Amenities	Deck, See Remarks
Parking	Double Garage Attached

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	4
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stone
Exterior Features	Fenced, Landscaped, Playground Nearby, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stone
Foundation	Concrete Perimeter

**Additional Information**

Date Listed                June 5th, 2025  
Days on Market        17  
Zoning                    Zone 24

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