

## **\$424,900 - 56 Lorraine Crescent, St. Albert**

MLS® #E4436525

**\$424,900**

4 Bedroom, 2.00 Bathroom, 1,051 sqft

Single Family on 0.00 Acres

Lacombe Park, St. Albert, AB

Welcome to beautiful Lacombe Park. Tucked away on a quiet crescent, enjoy this lovely, original owner, 1,051sqft bi-level home! Offering a total of 2,041sqft, 4 bedrooms and 2 bathrooms, your family will love the space and layout of this fantastic home. Roof, furnace and windows are roughly 15 years old, A/C approx. 12 years old. Walking upstairs the living room is spacious with a large window allowing light to flood the main floor. The kitchen and dining room are around the corner, and offer lots of cooking space and cabinets. Down the hall is the 4pc bath and 2 sizeable bedrooms. Downstairs are 2 more bedrooms, a 3pc bath and an entertainer's dream with a cozy rec-room, bar area and fireplace. Step outside to your STUNNING fully-fenced backyard, complete with trees and a garden area as well as the OVERSIZED detached double garage. Bring your vision and make this home your own. Lacombe Park is known for its abundance of walking trails, parks and excellent schools. Welcome to your new home!

Built in 1976

### **Essential Information**

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Price \$424,900



Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,051
Acres	0.00
Year Built	1976
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### **Community Information**

Address	56 Lorraine Crescent
Area	St. Albert
Subdivision	Lacombe Park
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 2R3

### **Amenities**

Amenities	See Remarks
Parking	Double Garage Detached, Over Sized

### **Interior**

Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed May 15th, 2025

Days on Market 7

Zoning Zone 24

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