

## \$749,900 - 43 Berrymore Drive, St. Albert

MLS® #E4436572

**\$749,900**

5 Bedroom, 3.50 Bathroom, 2,497 sqft

Single Family on 0.00 Acres

Braeside, St. Albert, AB

Welcome to you DREAM LOCATION!!! This beautiful 5 BEDROOM home with over 3500SQFT of finished living space nested in one of St. Albert's MOST SOUGHT AFTER STREETS in BRAESIDE ESTATES, steps from the river valley, SPRAY PARK, PLAYGROUND, shopping, coffee shops & all the TRAILS your heart desires! Step through the front door & you're greeted by natural light pouring in from the large windows & south-facing backyard. Prepare family meals in your lovely white kitchen that flows into your nook & family rooms, so you're always connected! Double sided fireplace in the family room serves the front living room as well-that could double as an office. Your mainfloor is complete with mudroom, formal dining room, & 2pc bath. Upstairs you will find 4 BEDROOMS, including your LARGE primary suite, which hosts spacious walk-in closet & lovely updated 4pc ensuite, to let your day melt away in. The FINISHED BASEMENT boasts another bedroom, 3pc bath, rec room, & gym! WELCOME HOME!!!

Built in 1993

### Essential Information

MLS® # E4436572

Price \$749,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 5                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,497                  |
| Acres          | 0.00                   |
| Year Built     | 1993                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 43 Berrymore Drive |
| Area        | St. Albert         |
| Subdivision | Braeside           |
| City        | St. Albert         |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T8N 6B8            |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | No Smoking Home        |
| Parking Spaces | 2                      |
| Parking        | Double Garage Attached |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Gas, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas   |
| Fireplace         | Yes   |
| Fireplaces        | Double Sided  |
| Stories           | 3   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### Exterior

|          |                     |
|----------|---------------------|
| Exterior | Wood, Brick, Stucco |
|----------|---------------------|

|                   |   |
|-------------------|---|
| Exterior Features | Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Cedar Shakes  |
| Construction      | Wood, Brick, Stucco   |
| Foundation        | Concrete Perimeter  |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 15th, 2025 |
| Days on Market | 32             |
| Zoning         | Zone 24        |

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Listing information last updated on June 16th, 2025 at 3:02am MDT