

## **\$879,500 - 49 Berrymore Drive, St. Albert**

MLS® #E4447836

**\$879,500**

3 Bedroom, 3.00 Bathroom, 1,530 sqft

Single Family on 0.00 Acres

Braeside, St. Albert, AB

The Pride of Berrymore Drive, custom built Bungalow, is a meticulously maintained home full of character and charm including a vaulted ceiling in the Great room, the Dining room has a coffered ceiling and both of these rooms feature Architectural hand hewn wood beams, the beautiful renovated kitchen has a gas 5 burner cooktop/ retractable downdraft fan on the island with quartz counter tops and a lovely 1/4 sawn oak wine bar full of functional deep storage, the floor is 12 x 24 old world tile. New stainless fridge, built in wall oven and microwave and dishwasher. Main floor laundry room, office/ 2nd bedroom, hall bathroom and primary bedroom with walk-in closet and 4 pce ensuite with heated floor. The lower level is fully finished with a bedroom, 3 pce bathroom, large family room and a nice work out zone, finished off with a well organized storage room. Private back yard has a deck with a covered gazebo, a hot tub, front courtyard, and RV parking and a custom built storage shed.

Built in 1991

### **Essential Information**

MLS® # E4447836

Price \$879,500

Bedrooms 3



Bathrooms	3.00
Full Baths	3
Square Footage	1,530
Acres	0.00
Year Built	1991
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	49 Berrymore Drive
Area	St. Albert
Subdivision	Braeside
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 6B8

### Amenities

Amenities	Carbon Monoxide Detectors, Deck, Detectors Smoke, Exterior Walls-2"x6", Fire Pit, Gazebo, Hot Tub, Hot Water Natural Gas, Hot Wtr Tank-Energy Star, No Smoking Home, Parking-Extra, Patio, Smart/Program. Thermostat, R.V. Storage, Vaulted Ceiling, Vinyl Windows
Parking	Double Garage Attached, RV Parking

### Interior

Interior Features	ensuite bathroom
Appliances	Air Cleaner-Electronic, Alarm/Security System, Dishwasher-Built-In, Dryer, Freezer, Garage Opener, Hood Fan, Humidifier-Power(Furnace), Oven-Built-In, Oven-Microwave, Refrigerator, Storage Shed, Stove-Countertop Gas, Vacuum Systems, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door, Three Sided
Stories	2
Has Basement	Yes
Basement	Full, Finished

**Exterior**

Exterior	Wood, Stucco
Exterior Features	Corner Lot, Fenced, Landscaped, Low Maintenance Landscape, Shopping Nearby
Roof	Cedar Shakes
Construction	Wood, Stucco
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	July 15th, 2025
Days on Market	1
Zoning	Zone 24

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Listing information last updated on July 16th, 2025 at 5:32am MDT