

## \$724,900 - 82 Kendall Crescent, St. Albert

MLS® #E4443593

**\$724,900**

5 Bedroom, 3.50 Bathroom, 2,238 sqft

Single Family on 0.00 Acres

Kingswood, St. Albert, AB

Welcome to St. Albert! This beautiful 5 bedroom + 3.5 bathroom 2 storey home in the highly desirable Kingswood neighbourhood awaits. The main floor features an updated, spacious open-concept kitchen with stainless steel appliances, a walk-through pantry, and plenty of room for entertaining. Set up your home office in the den that overlooks your charming front porch. Upstairs are 3 generously sized bedrooms, including your large primary bedroom with a luxe ensuite + a jetted tub. A cozy bonus room is perfect for movie nights or a play area for the kids! The fully finished basement has 2 additional bedrooms, a full bathroom, + a family room. Enjoy the summer season in your fully fenced backyard that backs onto a peaceful walking path, complete with a hot tub + large deck for relaxing in the summer evenings. Your double attached garage provides ample space for storage and vehicle security. Close to excellent schools, parks, trails, and amenities, this home has everything your family is looking for and more!

Built in 2002

### Essential Information

MLS® # E4443593

Price \$724,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 5                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,238                  |
| Acres          | 0.00                   |
| Year Built     | 2002                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 82 Kendall Crescent |
| Area        | St. Albert          |
| Subdivision | Kingswood           |
| City        | St. Albert          |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T8N 7C2             |

### Amenities

|           |                                       |
|-----------|---------------------------------------|
| Amenities | Front Porch, Hot Tub, No Smoking Home |
| Parking   | Double Garage Attached                |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Storage Shed, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas   |
| Fireplace         | Yes   |
| Fireplaces        | Mantel  |
| Stories           | 3   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stone, Vinyl  |
| Exterior Features | Golf Nearby, Picnic Area, Playground Nearby, Public Transportation, |

|              |                          |
|--------------|--------------------------|
|              | Schools, Shopping Nearby |
| Roof         | Asphalt Shingles         |
| Construction | Wood, Stone, Vinyl       |
| Foundation   | Concrete Perimeter       |

### **School Information**

|            |                            |
|------------|----------------------------|
| Elementary | Kinosayo Elementary School |
| Middle     | Lorne Akins Junior High    |
| High       | Paul Kane High School      |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 20th, 2025 |
| Days on Market | 14              |
| 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 4th, 2025 at 7:47am MDT