

## \$575,000 - 1 Lovatt Place, St. Albert

MLS® #E4455084

**\$575,000**

4 Bedroom, 3.50 Bathroom, 1,256 sqft

Single Family on 0.00 Acres

Lacombe Park, St. Albert, AB

EXTENSIVE RENOVATIONS, METICULOUSLY MAINTAINED & MOVE IN READY! This 4 bed / 3.5 bath home is sure to impress, inside & out! The front foyer leads to an OPEN DESIGN living/dining area with VAULTED CEILINGS & an abundance of NATURAL LIGHT. This area, combined with the chef's dream kitchen & breakfast nook makes the main floor perfect for entertaining. Upstairs, the primary bedroom features an oversized W/I closet, built in dresser drawers, headboard & bed base and a 3 pc ensuite. A spacious 2nd bedroom & 4 pc bath complete this level. The lower level has a large family room with cozy gas F/P, 3rd bedroom, 2 pc bath, laundry & access to the heated attached garage. The fully finished basement adds incredible versatility, featuring a rec room, 4th bedroom, 4 pc bath & tons of storage. The PRIVATE BACKYARD OASIS features an expansive 2 tier deck, B/I fire table, Tojo sunshades, gas outlet & mature landscaping. With extensive renovations throughout & located in an amazing community, THIS HOME HAS IT ALL!

Built in 1984

### Essential Information

MLS® # E4455084

Price \$575,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,256                  |
| Acres          | 0.00                   |
| Year Built     | 1984                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 4 Level Split          |
| Status         | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 1 Lovatt Place |
| Area        | St. Albert     |
| Subdivision | Lacombe Park   |
| City        | St. Albert     |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T8N 4N7        |

### Amenities

|                |                                                                                    |
|----------------|------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, No Smoking Home, Vaulted Ceiling, Wall Unit-Built-In, See Remarks |
| Parking Spaces | 4                                                                                  |
| Parking        | Double Garage Attached                                                             |

### Interior

|                   |                                                                                                                                                                                           |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                          |
| Appliances        | Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                                 |
| Fireplace         | Yes                                                                                                                                                                                       |
| Fireplaces        | Brick Facing                                                                                                                                                                              |
| Stories           | 4                                                                                                                                                                                         |
| Has Basement      | Yes                                                                                                                                                                                       |
| Basement          | Full, Finished                                                                                                                                                                            |

### Exterior

|                   |                                                                 |
|-------------------|-----------------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                              |
| Exterior Features | Fenced, Landscaped, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                |
| Construction      | Wood, Brick, Vinyl                                              |
| Foundation        | Concrete Perimeter                                              |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 28th, 2025 |
| Days on Market | 17                |
| 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 September 14th, 2025 at 12:48pm MDT