

## \$439,900 - 13 Lucerne Crescent, St. Albert

MLS® #E4455284

**\$439,900**

3 Bedroom, 2.50 Bathroom, 1,362 sqft

Single Family on 0.00 Acres

Lacombe Park, St. Albert, AB

Step into opportunity with this spacious 1,361 sq/ft original vintage mid-century bungalow, proudly owned by the original family. Nestled on an expansive inside corner lot, it offers a huge oversized double garage and endless potential for customization or redevelopment. The main floor features a bright living room, dining area, kitchen, 3 bedrooms, a 4-piece bath, and a 2-piece ensuite. The basement includes a large rec room with bar area, 3-piece bath, and a generous living space—plus suite potential with separate entrance. Exceptionally clean and full of vintage charm, this home is ready for a full renovation to unlock its true potential and value. Located in a quiet, established neighborhood near elementary, junior high, and high schools, with quick access to groceries, shopping, parks, and major roadways. Solid bones, prime location, and incredible opportunity—don't miss this one!

Built in 1976

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4455284  |
| Price     | \$439,900 |
| Bedrooms  | 3         |
| Bathrooms | 2.50      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,362                  |
| Acres          | 0.00                   |
| Year Built     | 1976                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 13 Lucerne Crescent |
| Area        | St. Albert          |
| Subdivision | Lacombe Park        |
| City        | St. Albert          |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T8N 2R1             |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Patio, See Remarks     |
| Parking   | Double Garage Detached |

### Interior

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                   |
| Appliances        | Dryer, Freezer, Refrigerator, Storage Shed, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                          |
| Fireplace         | Yes                                                                |
| Fireplaces        | Brick Facing                                                       |
| Stories           | 2                                                                  |
| Has Basement      | Yes                                                                |
| Basement          | Full, Finished                                                     |

### Exterior

|                   |                                                                                                     |
|-------------------|-----------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Brick, Stucco                                                                                 |
| Exterior Features | Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                                                    |
| Construction      | Wood, Brick, Stucco                                                                                 |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      August 29th, 2025

Days on Market                16

Zoning                              Zone 24

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