

\$399,900 - 41 Gainsborough Avenue, St. Albert

MLS® #E4432662

\$399,900

4 Bedroom, 2.50 Bathroom, 1,234 sqft

Single Family on 0.00 Acres

Grandin, St. Albert, AB

Location, location, location. This charming 4-bedroom home is nestled in the mature Grandin neighborhood. Situated across from a school and park, it offers convenience and community spirit. Boasting a generous 1250 sq. ft. of living space, this bungalow seamlessly blends traditional comfort and contemporary flair. The heart of the home is finished with laminate flooring, a spacious bow window that bathes the living and dining room in natural light. The open-plan kitchen features a movable island, and two-tone cabinets. The primary bedroom is complete with a convenient 2pc. ensuite. Alongside, two well-proportioned bedrooms complete the main floor. A partially finished basement presents endless possibilities, with a large recreational room, laundry, a versatile den, plus an additional bedroom, and bathroom. The expansive south-facing yard is ideal for play, gardening, or basking in the warmth of a summer's evening. With quick access to local, this house is perfect to be your next home!

Built in 1973

Essential Information

MLS® # E4432662

Price \$399,900

Bedrooms 4



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,234
Acres	0.00
Year Built	1973
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	41 Gainsborough Avenue
Area	St. Albert
Subdivision	Grandin
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 0W3

Amenities

Amenities	Deck, No Smoking Home
Parking	Front Drive Access, No Garage, Parking Pad Cement/Paved

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, See Remarks
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood, Brick, Metal
Exterior Features	Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Metal

Foundation Concrete Perimeter

School Information

Elementary Albert Lacombe, Wild Rose
Middle Sir George Simpson, VJM
High SACHS, Bellerose

Additional Information

Date Listed April 24th, 2025
Days on Market 6
Zoning Zone 24

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