

# \$539,900 - 24 Nettle Crescent, St. Albert

MLS® #E4420207

## \$539,900

3 Bedroom, 2.50 Bathroom, 1,617 sqft  
Single Family on 0.00 Acres

North Ridge, St. Albert, AB

The 'Opus 20' show home by Jayman BUILT. Features include solar panels, triple pane windows, tankless hot water, HRV and high efficiency furnace. The main floor of this spacious 1617 sq.ft. home has an open concept design with a spacious great room and dining area. The kitchen offers an L shaped work area with a center island with a flush eating bar and a pantry. There is a two piece bathroom conveniently located on the main floor for guests. The second floor offers a spacious owner's bedroom with walk-in closet and full ensuite. There are two more bedrooms and a second full bath. There is also an upstairs laundry room for ease and convenience! Welcome to this perfectly planned home!

Built in 2023

### Essential Information

MLS® #	E4420207
Price	\$539,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,617
Acres	0.00



Year Built	2023
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	24 Nettle Crescent
Area	St. Albert
Subdivision	North Ridge
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 7Z8

### **Amenities**

Amenities	Hot Water Tankless, Solar Equipment
Parking Spaces	2
Parking	Parking Pad Cement/Paved

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Oven-Microwave, Refrigerator, Stove-Electric
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Park/Reserve, Playground Nearby, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	February 3rd, 2025
Days on Market	74
Zoning	Zone 24

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