

## \$849,900 - 6 Lafleur Drive, St. Albert

MLS® #E4428530

**\$849,900**

4 Bedroom, 3.00 Bathroom, 1,812 sqft  
Single Family on 0.00 Acres

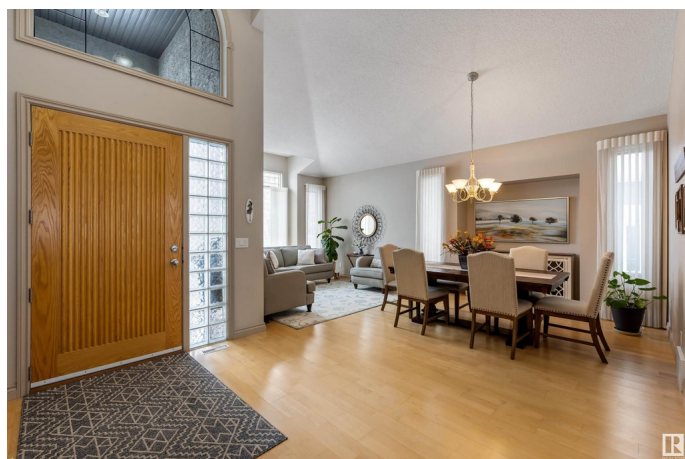
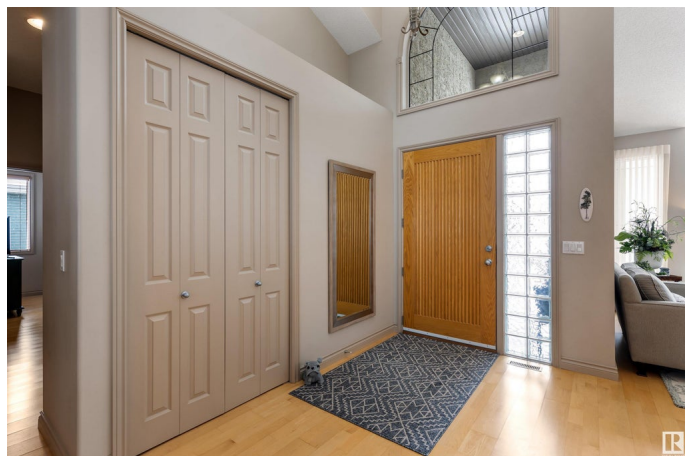
Lacombe Park, St. Albert, AB

This stunning 1811 sqft bungalow is nestled in desirable Lacombe Park Estates, backing south onto a picturesque park! Featuring 4 bedrooms, the home boasts a spacious front entrance that leads into the inviting living & dining rooms, where vaulted ceilings, custom framing & large windows create an open airy feel. The kitchen is a true chef's paradise, equipped w/ a large island, corner pantry, granite countertops, newer s/s appliances (including dual ovens), tile backsplash, & a fantastic view of the park. The expansive great room offers a cozy gas f/p, surrounded by stacked stone that stretches up to the vaulted ceiling. The primary bedroom is a tranquil retreat w/ a generous walk-in closet & a luxurious 5pce ensuite. A 2nd bedroom (or office), a 4pce bath & convenient main-floor laundry complete the main level. Downstairs, the fully finished basement features 2 large bedrooms, a 3pce bath & a rec room w/ a 2nd gas f/p. Double attached garage is HEATED & includes a floor drain & hot & cold water.

Built in 2001

### Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4428530  |
| Price    | \$849,900 |
| Bedrooms | 4         |



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 1,812                  |
| Acres          | 0.00                   |
| Year Built     | 2001                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### **Community Information**

|             |                 |
|-------------|-----------------|
| Address     | 6 Lafleur Drive |
| Area        | St. Albert      |
| Subdivision | Lacombe Park    |
| City        | St. Albert      |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T8N 5Y1         |

### **Amenities**

|           |   |
|-----------|---|
| Amenities | Deck, Vaulted Ceiling, Vinyl Windows, See Remarks |
| Parking   | Double Garage Attached                            |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Garburator, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas   |
| Fireplace         | Yes   |
| Fireplaces        | Corner, Mantel  |
| Stories           | 2   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stucco   |
| Exterior Features | Backs Onto Park/Trees, Fenced, Landscaped, Private Setting, Public |

|              |   |
|--------------|---|
|              | Transportation, Schools, Shopping Nearby, See Remarks |
| Roof         | Asphalt Shingles                                      |
| Construction | Wood, Stucco  |
| Foundation   | Concrete Perimeter                                    |

### **Additional Information**

Date Listed April 2nd, 2025

Days on Market 2

Zoning Zone 24

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Listing information last updated on April 4th, 2025 at 4:47pm MDT