

\$489,900 - 46 Chambery Crescent, St. Albert

MLS® #E4418233

\$489,900

3 Bedroom, 2.50 Bathroom, 1,711 sqft
Single Family on 0.00 Acres

Cherot, St. Albert, AB

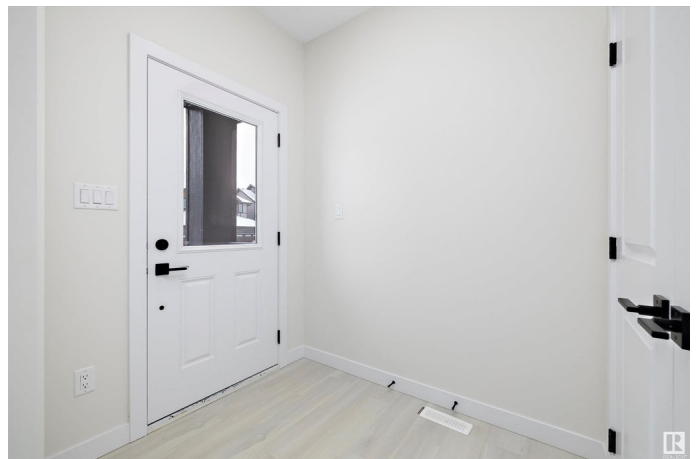
Welcome to this brand new 1711 SQFT Birmingham model by award winning builder Blackstone Homes in Cherot in St. Albert. This home has been nominated as best home in BILD awards 2024. The exceptional architectural & magnificent PARIS Playground makes this neighbourhood unique. Upon entry, you will be welcomed by spacious foyer with huge great room, dining room with coffered ceiling, beautiful kitchen offering up to the ceiling soft closing cabinets. Great room offers linear fireplace w/ feature wall, The 2nd floor offers 3 large bedrooms, 2 baths, bonus room & laundry. Master bedroom is huge with beautiful en-suite & good size closet. Other upgrades - Separate entrance, rear deck. black exterior windows, 9' main/basement ceiling, MDF shelving, black electrical & plumbing fixtures, feature wall in master, upgraded quartz throughout, appliance package & New Home Warranty. Great location-close to Ray Gibbons Dr, park and amenities. Pictures are from the show home, some features/options will be different.

Built in 2024

Essential Information

MLS® # E4418233

Price \$489,900



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,711
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	46 Chambery Crescent
Area	St. Albert
Subdivision	Cherot
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8T 2C5

Amenities

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., Closet Organizers, Detectors Smoke, No Animal Home, No Smoking Home, Vinyl Windows, 9 ft. Basement Ceiling
Parking	Parking Pad Cement/Paved

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Not Fenced, Not Landscaped, Park/Reserve, Picnic Area, Playground Nearby, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	January 16th, 2025
Days on Market	57
Zoning	Zone 24
HOA Fees Freq.	Annually

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Listing information last updated on March 14th, 2025 at 11:17am MDT