

\$539,900 - 13 Bellevue Crescent, St. Albert

MLS® #E4436585

\$539,900

3 Bedroom, 3.00 Bathroom, 1,635 sqft

Single Family on 0.00 Acres

Braeside, St. Albert, AB

Impeccably maintained home nestled on a quiet, tree-lined street in desirable Braeside, backing directly onto the ravine. Located in a peaceful, family-friendly neighborhood, this bright & inviting home boasts abundant natural light & a Southwest-facing backyard oasis. The main level features a spacious entry with warm hardwood floors, a bright living room, & a kitchen with stainless steel appliances & a gas stove. Adjacent is a cozy dining nook & a sunlit family room with a wood-burning fireplace, plus a third bedroom with a private 4pc ensuite. Upstairs are two generously sized bedrooms & two full bathrooms—one with an ensuite, & the other with access to a private second-floor deck overlooking the ravine. The fully finished basement includes a large rec room, laundry, ample storage, & potential for a fourth bedroom. Enjoy the private backyard with a brick patio, gas BBQ hookup, & wood deck. The oversized heated double garage is ideal for a workshop. Updates: HWT 2022, shingles & furnace (2024).

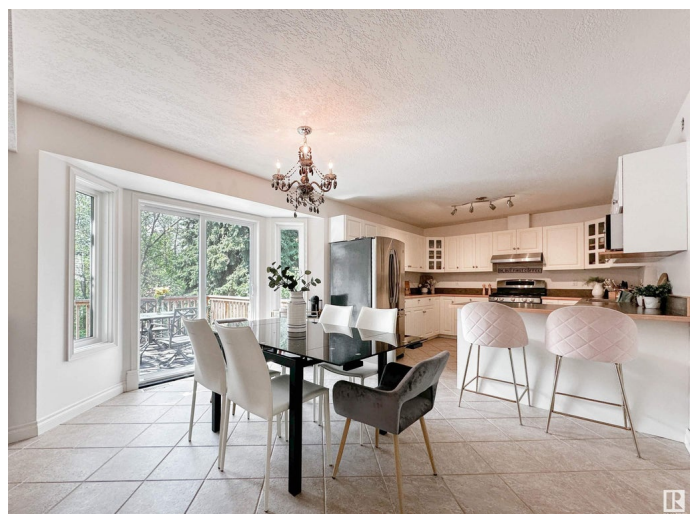
Built in 1969

Essential Information

MLS® # E4436585

Price \$539,900

Bedrooms 3



Bathrooms	3.00
Full Baths	3
Square Footage	1,635
Acres	0.00
Year Built	1969
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	13 Bellevue Crescent
Area	St. Albert
Subdivision	Braeside
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 0A5

Amenities

Amenities	Air Conditioner, Deck, Exterior Walls- 2"x6", Patio, See Remarks, Vacuum System-Roughed-In
Parking	Double Garage Detached, Heated, Over Sized

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Hood Fan, Refrigerator, Storage Shed, Stove-Gas, Vacuum System Attachments, Vacuum Systems, Window Coverings, TV Wall Mount, Garage Heater
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Brick, Vinyl
----------	--------------------

Exterior Features	Backs Onto Park/Trees, Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Treed Lot, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 15th, 2025
Days on Market	2
Zoning	Zone 24

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on May 17th, 2025 at 1:17pm MDT