

## **\$560,000 - 60 Flint Crescent, St. Albert**

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MLS® #E4447349

**\$560,000**

4 Bedroom, 2.50 Bathroom, 1,296 sqft

Single Family on 0.00 Acres

Forest Lawn (St. Albert), St. Albert, AB

Welcome to desirable Forest Lawn in St. Albert. This BEAUTIFUL, UPGRADED 1295 sf BUNGALOW backs on to Flagstone Park which has a playground, off-leash dog area, skating rink & more. With 3+1 bedrooms & 2.5 baths this home meets your needs. The large, sunken living room has a beautiful, built-in cabinet. The open dining room & kitchen makes modern living a breeze! The dining room has a built-in cabinet with landing area for keys, phones & more. Located on a QUIET crescent - means no through traffic.

UPGRADES include: a/c, marble island counter, backsplash, hot water tank, toilets, sprinkler system, water line, appliances, concrete walkway & deck at front of house, lifted driveway, electrical pig tails to code, basement bath reno, 5" eavestrough & downspouts. This home has been BEAUTIFULLY maintained & Mr & Mrs. Clean live here. Fully finished basement with a secret play area for the children. Tons of closets, a pantry, & a massive storage/work room. All beautifully presented & move-in ready!

Built in 1973

### **Essential Information**

MLS® #                      E4447349

Price                         \$560,000



Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,296
Acres	0.00
Year Built	1973
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	60 Flint Crescent
Area	St. Albert
Subdivision	Forest Lawn (St. Albert)
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 1Y8

### Amenities

Amenities	Air Conditioner, Deck, Vinyl Windows
Parking Spaces	4
Parking	Double Garage Attached, Front Drive Access, Heated

### Interior

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

### Exterior

Exterior	Wood, Brick
Exterior Features	Backs Onto Park/Trees, Fenced, Landscaped, No Back Lane,

Park/Reserve, Playground Nearby, Public Transportation, Schools, See  
Remarks

Roof	Asphalt Shingles
Construction	Wood, Brick
Foundation	Concrete Perimeter

### School Information

High	Paul Kane
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### Additional Information

Date Listed	July 11th, 2025
Days on Market	10
Zoning	Zone 24

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Listing information last updated on July 21st, 2025 at 7:18pm MDT