

## \$549,900 - 2 Banting Place, St. Albert

MLS® #E4434228

**\$549,900**

4 Bedroom, 3.00 Bathroom, 1,459 sqft

Single Family on 0.00 Acres

Braeside, St. Albert, AB

This charming bi-level backs onto a sunny SOUTH-facing yard in a quiet crescent. Low maintenance front and rear yards. 3 raised garden beds, raspberry bushes, apple trees, a potting bench, and vibrant flowers â€” perfect for green thumbs and for growing your own vegetables. Inside, the 3+1 bedroom home is filled with natural light from large windows and solar tubes, and features cozy gas fireplaces in both the living and family rooms. Recent updates include windows, shingles, engineered hardwood, carpet, bathrooms, and a high-efficiency furnace with electronic air filter. New 3 piece bath and kitchenette on lower level. The spacious kitchen offers a custom bench and table in the nook, flowing into the dining room with access to the deck and new Sunroom â€” ideal for summer evenings. New solar panels give microgeneration credits! A 22x20 attached garage with workbench adds practical space. All this just minutes from schools and steps to the Red Willow trail system!

Built in 1974

### Essential Information

MLS® # E4434228

Price \$549,900

Bedrooms 4



Bathrooms	3.00
Full Baths	3
Square Footage	1,459
Acres	0.00
Year Built	1974
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### **Community Information**

Address	2 Banting Place
Area	St. Albert
Subdivision	Braeside
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 2K1

### **Amenities**

Amenities	See Remarks
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Direct Vent, See Remarks
Stories	2
Has Basement	Yes
Basement	Partial, Finished

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stucco

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      May 2nd, 2025

Days on Market                43

Zoning                            Zone 24

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