

# \$129,000 - 103 47 Sturgeon Road, St. Albert

MLS® #E4437152

**\$129,000**

2 Bedroom, 1.00 Bathroom, 810 sqft  
Condo / Townhouse on 0.00 Acres

Braeside, St. Albert, AB

Looking for a budget-friendly home with stunning views in a highly desirable neighbourhood? Enjoy direct access to the city’s extensive trail system—perfect for walking or biking year-round. Just minutes from vibrant downtown St. Albert, you’re close to the famous farmers market, schools (elementary through high school), and a wide variety of shops, including St. Albert Centre right across the river. The suite features no stairs to access, making it ideal for those seeking single-level living or enhanced accessibility. Whether you're looking for a smart investment or a place to call home, this is a fantastic opportunity to own a piece of what St. Albert has to offer. The private-feeling patio off the living room opens onto green space, adding to the peaceful, natural setting.

Built in 1972

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4437152  |
| Price          | \$129,000 |
| Bedrooms       | 2         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 810       |
| Acres          | 0.00      |
| Year Built     | 1972      |



|          |                        |
|----------|------------------------|
| Type     | Condo / Townhouse      |
| Sub-Type | Lowrise Apartment      |
| Style    | Single Level Apartment |
| Status   | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 103 47 Sturgeon Road |
| Area        | St. Albert           |
| Subdivision | Braeside             |
| City        | St. Albert           |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T8N 0E8              |

### Amenities

|           |  |
|-----------|--|
| Amenities | Parking-Plug-Ins, Parking-Visitor, Security Door, Storage-In-Suite |
| Parking   | Stall  |

### Interior

|              |   |
|--------------|---|
| Appliances   | Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stove-Electric |
| Heating      | Baseboard, Natural Gas  |
| # of Stories | 3   |
| Stories      | 1   |
| Has Basement | Yes   |
| Basement     | None, No Basement   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stucco   |
| Exterior Features | Backs Onto Park/Trees, Golf Nearby, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stucco   |
| Foundation        | Concrete Perimeter   |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 16th, 2025 |
| Days on Market | 5              |
| Zoning         | Zone 24        |
| Condo Fee      | \$490          |

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Listing information last updated on May 21st, 2025 at 3:02am MDT