

Courtesy Of Kristie A Basaraba Of Century 21 Leading

# \$479,900 - 32 Resplendent Way, St. Albert

MLS® #E4457002

**\$479,900**

3 Bedroom, 2.50 Bathroom, 1,703 sqft

Single Family on 0.00 Acres

Riverside (St. Albert), St. Albert, AB

Quality Built Home by Award Winning Montorio Homes includes 3 Bedrooms, 2.5 Baths and Upstairs Loft, 9' Ceiling on Main Floor & Luxury Vinyl Plank flooring on the Main Floor, Appliance Allowance, Stylish Quartz Countertops Throughout, High Quality Cabinetry with Soft Close Drawers & Cabinets, Tiled Backsplash and a Generous Sized Pantry. Upstairs you will find the Laundry, a Spacious Primary Suite with a Walk-In Closet and Ensuite. SEPARATE ENTRANCE to the Basement for Future Rental Income Generating Suite. Easy Access to the Anthony Henday, Close to all Amenities, Shopping and Schools. Located minutes away from Big Lake and Lois Hole Centennial Provincial Park, 145 acres of lush forest, extensive parklands, and walking trails.

Built in 2024

## Essential Information

MLS® #	E4457002
Price	\$479,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,703
Acres	0.00



Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	32 Resplendent Way
Area	St. Albert
Subdivision	Riverside (St. Albert)
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 8B3

### **Amenities**

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., Exterior Walls- 2"x6", No Animal Home, No Smoking Home, Vinyl Windows, See Remarks, HRV System
Parking	Parking Pad Cement/Paved

### **Interior**

Interior Features	ensuite bathroom
Appliances	Oven-Microwave
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Back Lane, Flat Site, Level Land, Playground Nearby, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	September 10th, 2025
Days on Market	27

Zoning

Zone 24



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Listing information last updated on October 6th, 2025 at 10:17pm MDT