# \$974,900 - 116 Rankin Drive, St. Albert

MLS® #E4422232

#### \$974,900

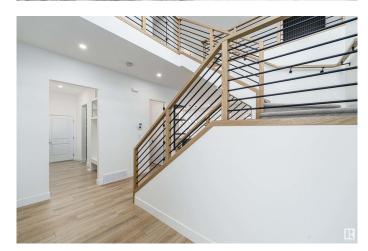
4 Bedroom, 3.50 Bathroom, 2,841 sqft Single Family on 0.00 Acres

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

This beautifully designed home offers over 3,900 SF of finished living space! One of the garage stalls has been converted into a flexible roomâ€"perfect for a bedroom, office, home business, or gym. If preferred, it can easily be restored to its original garage space. Step into the impressive open-to-above entrance, where you'll find an array of high-end features. The main floor boasts soaring 10-foot ceilings, wide vinyl plank flooring, quartz countertops, a striking 100-inch electric fireplace, custom cabinetry, a walk-through pantry, and a sleek wall-mounted bathroom faucet. The thoughtful design continues on the second floor, featuring 9-foot ceilings, built-in shelving and closets, a spacious walk-in closet, a luxurious free-standing bathtub, and eye-catching feature walls. The fully finished basement adds even more value, complete with a kitchen area and a second laundry space conveniently located in the mechanical room. With a fully landscaped front and back yard, this home is move-in ready.







Built in 2022

# **Essential Information**

MLS® # E4422232 Price \$974,900 Bedrooms 4

Bathrooms 3.50

Full Baths 3

Half Baths 1

Square Footage 2,841

Acres 0.00

Year Built 2022

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey

Status Active

# **Community Information**

Address 116 Rankin Drive

Area St. Albert

Subdivision Riverside (St. Albert)

City St. Albert
County ALBERTA

Province AB

Postal Code T8N 7S7

#### **Amenities**

Amenities Air Conditioner, Carbon Monoxide Detectors, Ceiling 10 ft., Ceiling 9 ft.,

Closet Organizers, Deck, Detectors Smoke, Hot Water Instant, No Smoking Home, See Remarks, Natural Gas BBQ Hookup, 9 ft.

**Basement Ceiling** 

Parking Double Garage Attached, See Remarks

## Interior

Interior Features ensuite bathroom

Appliances Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control,

Garage Opener, Hood Fan, Refrigerator, Stove-Gas, Washer, Window

Coverings, See Remarks

Heating Forced Air-1, Natural Gas

Stories 3

Has Basement Yes

Basement Full, Finished

## **Exterior**

Exterior Wood, Vinyl

Exterior Features Cul-De-Sac, Fenced, Landscaped, Playground Nearby, Shopping

Nearby, See Remarks

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

### **Additional Information**

Date Listed February 20th, 2025

Days on Market 41

Zoning Zone 24

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Listing information last updated on April 2nd, 2025 at 2:47am MDT