

Courtesy Of Denise A Royer Of Blackmore Real Estate

## \$489,900 - 76 Newmarket Way, St. Albert

MLS® #E4429281

**\$489,900**

3 Bedroom, 2.50 Bathroom, 1,782 sqft

Single Family on 0.00 Acres

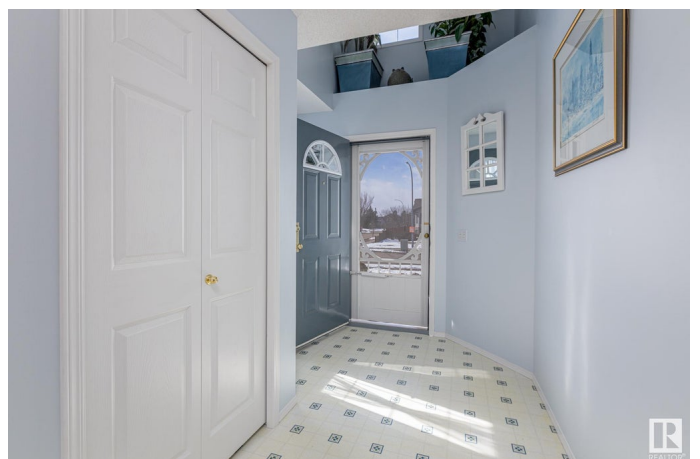
North Ridge, St. Albert, AB

Welcome home to North Ridge! This community is not only served by well-regarded schools (your children can walk to school!) but is surrounded by lush green spaces and scenic walking trails for those who enjoy an active outdoor lifestyle. With easy access to major roadways, North Ridge also provides a quick commute to Edmonton & surrounding communities. This bright and airy original owner 1700 sq. ft. two-storey home is perfectly situated on a desirable corner lot and is sure to impress with its stunning landscape and impeccably maintained residence. Open concept main floor, three bedrooms & bonus room offers ample room for family living. Upper level bonus room & upper level laundry. Some upgrades include new furnace (2024), AC (2024), Water heater (2020), sump (2023), hardwood flooring (2022). Lower level is ready for drywall and your personal development.

Built in 2002

### Essential Information

MLS® #	E4429281
Price	\$489,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1



Square Footage	1,782
Acres	0.00
Year Built	2002
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	76 Newmarket Way
Area	St. Albert
Subdivision	North Ridge
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 7B8

### **Amenities**

Amenities	Deck, See Remarks
Parking Spaces	4
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Freezer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Stucco, Vinyl
Exterior Features	Corner Lot, Fenced, Landscaped, Public Transportation, Schools, Shopping Nearby, Treed Lot
Roof	Asphalt Shingles

Construction	Wood, Stucco, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	JJ Nearing
Middle	WD Cutts
High	Paul Kane

### **Additional Information**

Date Listed	April 4th, 2025
Days on Market	3
Zoning	Zone 24

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Listing information last updated on April 7th, 2025 at 2:32am MDT