

# \$399,000 - 29 Anita Crescent, St. Albert

MLS® #E4434976

**\$399,000**

3 Bedroom, 2.50 Bathroom, 1,227 sqft  
Single Family on 0.00 Acres

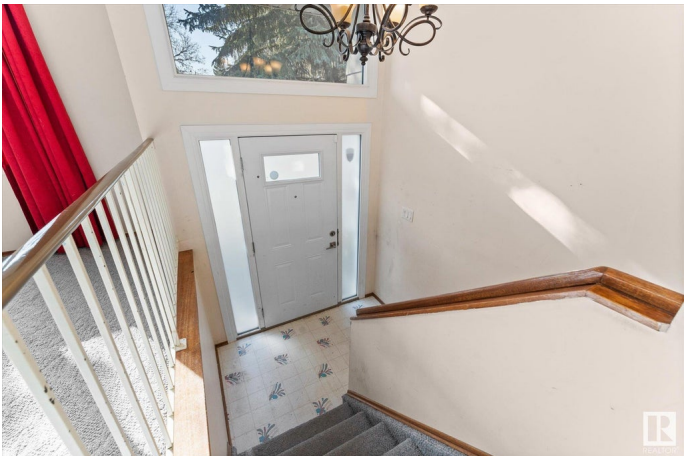
Akinsdale, St. Albert, AB

Opportunity awaits in the desirable community of Akinsdale, St. Albert! This 1227 sq ft bi-level offers incredible potential for renovators, investors, or first-time buyers. Featuring a spacious layout and a large backyard ideal for entertaining, this property is ready for your vision. The double detached garage provides ample parking and storage. Nestled in a family-friendly neighbourhood just steps from schools, parks, and all essential amenities, this home combines convenience with charm. Whether you're looking to create your dream home or expand your rental portfolio, this home has it all! Recent Upgrades Include : ROOF(2020), HWT(2022), TRIPLE PANE WINDOWS(2021)

Built in 1976

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4434976  |
| Price          | \$399,000 |
| Bedrooms       | 3         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,227     |
| Acres          | 0.00      |
| Year Built     | 1976      |



|          |                        |
|----------|------------------------|
| Type     | Single Family          |
| Sub-Type | Detached Single Family |
| Style    | Bi-Level               |
| Status   | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 29 Anita Crescent |
| Area        | St. Albert        |
| Subdivision | Akinsdale         |
| City        | St. Albert        |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T8N 2W4           |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Fire Pit, Patio        |
| Parking   | Double Garage Detached |

### Interior

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

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Metal, Stucco   |
| Exterior Features | Cul-De-Sac, Fenced, Fruit Trees/Shrubs, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Metal, Stucco   |
| Foundation        | Concrete Perimeter  |

### Additional Information

|             |               |
|-------------|---------------|
| Date Listed | May 7th, 2025 |
|-------------|---------------|

Days on Market 3

Zoning Zone 24

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Listing information last updated on May 10th, 2025 at 1:47pm MDT