

\$255,000 - 312 5 St Louis Street, St. Albert

MLS® #E4435801

\$255,000

1 Bedroom, 1.00 Bathroom, 677 sqft
Condo / Townhouse on 0.00 Acres

Grandin, St. Albert, AB

Welcome to Grandin Parc Residence! This beautiful south-facing condo offers park views and tons of natural light from your covered patio. Enjoy CENTRAL A/C, in-suite laundry, and a TITLED UNDERGROUND PARKING STALL. The open-concept layout features a white kitchen with granite counters, NEWER STAINLESS APPLIANCES, and a breakfast bar. You'll love the VINYL PLANK FLOORING throughout, and the spacious living room with large windows. The bedroom includes a huge walk-in closet and direct access to a 3-piece bath with a GLASS SHOWER INSERT and RAISED TOILET. A CUSTOM STORAGE CABINET enhances the flex space. Building amenities include an well equipped exercise room and large social lounge w/ appliances. Just steps to Downtown St. Albert—enjoy restaurants, shops, the Arden Theatre, library, Sturgeon River trails, and the Farmer’s Market!

Built in 2017

Essential Information

MLS® #	E4435801
Price	\$255,000
Bedrooms	1
Bathrooms	1.00
Full Baths	1



Square Footage	677
Acres	0.00
Year Built	2017
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

Community Information

Address	312 5 St Louis Street
Area	St. Albert
Subdivision	Grandin
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 7T2

Amenities

Amenities	On Street Parking, Air Conditioner, Carbon Monoxide Detectors, Deck, Exercise Room, Intercom, No Animal Home, No Smoking Home, Party Room, Secured Parking, Security Door, Social Rooms, Storage-Locker Room, Vinyl Windows
Parking	Stall, Underground

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, See Remarks
Heating	Heat Pump, Natural Gas
# of Stories	5
Stories	5
Has Basement	Yes
Basement	None, No Basement

Exterior

Exterior	Wood, Brick, Stucco
Exterior Features	Backs Onto Park/Trees, Golf Nearby, Landscaped, Park/Reserve, Picnic Area, Playground Nearby, Public Transportation, Schools, Shopping Nearby

Roof	EPDM Membrane
Construction	Wood, Brick, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 10th, 2025
Days on Market	33
Zoning	Zone 24
Condo Fee	\$467

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