# \$599,900 - 131 Edison Drive, St. Albert

MLS® #E4426094

#### \$599.900

2 Bedroom, 2.50 Bathroom, 1,901 sqft Single Family on 0.00 Acres

Erin Ridge North, St. Albert, AB

Another popular plan by Encore Master Builder, the Trinity. Home is now 90% completed with a Mid May possession date. Completion in May. A great family home in Erin Ridge North, 9 ft main floor ceilings walkthrough pantry with mud room off the double garage. Nice large kitchen with pantry, quartz counter tops and and \$5000 appliance allowance. Eating nook with lots of windows. Living room off the kitchen with 50 Linear fireplace. Large front foyer with bench seat and closet. Iron spindle railings to upper floor with 3 good sized bedrooms, bonus room and upper floor laundry. Large owners suite with full walk in closet 4 piece ensuite with dual sinks and 5 foot shower with separate water toilet area. Pictures are of the same floorplan but diff home, colors and finish may vary.

Built in 2025

#### **Essential Information**

MLS® # E4426094 Price \$599,900

Bedrooms 2

Bathrooms 2.50

Full Baths 2

Half Baths 1

Square Footage 1,901

Acres 0.00







Year Built 2025

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

## **Community Information**

Address 131 Edison Drive

Area St. Albert

Subdivision Erin Ridge North

City St. Albert
County ALBERTA

Province AB

Postal Code T8N 8A9

#### **Amenities**

Amenities Ceiling 9 ft., Detectors Smoke, Exterior Walls- 2"x6", Hot Water Natural

Gas, No Animal Home, No Smoking Home, Vinyl Windows, HRV System

Parking Double Garage Attached

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan,

Oven-Microwave, Refrigerator, Stove-Electric, Washer

Heating Forced Air-1, Natural Gas

Stories 3

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Wood, Brick, Vinyl

Exterior Features No Back Lane, Not Fenced, Not Landscaped

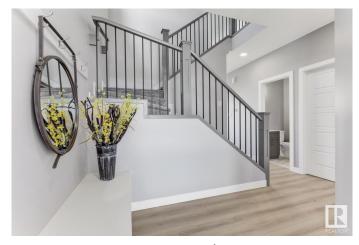
Roof Asphalt Shingles
Construction Wood, Brick, Vinyl
Foundation Concrete Perimeter

### **Additional Information**

Date Listed March 17th, 2025

Days on Market 46

Zoning Zone 24



DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on May 2nd, 2025 at 5:02am MDT