

\$849,000 - 11 Berrymore Dr, St. Albert

MLS® #E4442750

\$849,000

3 Bedroom, 3.50 Bathroom, 1,905 sqft

Single Family on 0.00 Acres

Braeside, St. Albert, AB

Rare opportunity in Braeside! Facing Red Willow Park & steps from the Sturgeon River trail system, this 3 bed, 3.5 bath 2-storey offers the perfect blend of luxury & location. Set on a premium 615 sq.m. lot, the home features a fully renovated kitchen with granite counters, a gas range, stainless steel appliances, and hardwood throughout the main and upper floors. With two primary suites, one includes a spacious dressing area, dual vanities, a rainfall tiled shower, and a jetted Bain Ultra soaker tub. The finished basement offers a large rec/flex room, 3-pc bath, and generous storage. Main floor bedroom adds convenience. The landscaped yard features brick walkways, raised planters, abundance of perennials, a raised deck overlooking the trees of the Sturgeon River edge, and a private entertaining area perfect for guests. With two high-efficiency furnaces, UV air filtration, triple pane windows, roof (2010 - 40 yr shakes) and central A/C, this is one of St. Albert's most coveted, nature-connected locations.

Built in 1978

Essential Information

MLS® # E4442750

Price \$849,000

Bedrooms 3



| | |
|----------------|------------------------|
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,905 |
| Acres | 0.00 |
| Year Built | 1978 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey Split |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 11 Berrymore Dr |
| Area | St. Albert |
| Subdivision | Braeside |
| City | St. Albert |
| County | ALBERTA |
| Province | AB |
| Postal Code | T8N 2Y5 |

Amenities

| | |
|-----------|--|
| Amenities | Air Conditioner, Closet Organizers, Deck, Patio, Sprinkler Sys-Underground |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Gas, Washer, Window Coverings |
| Heating | Forced Air-2, Natural Gas |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Partially Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Brick |
| Exterior Features | Corner Lot, Park/Reserve, River Valley View, Treed Lot |
| Roof | Cedar Shakes |

| | |
|--------------|--------------------|
| Construction | Wood, Brick |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 17th, 2025 |
| Days on Market | 28 |
| Zoning | Zone 24 |

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Listing information last updated on July 14th, 2025 at 10:17pm MDT