# \$535,900 - 8 5 Rondeau Drive, St. Albert

MLS® #E4416408

#### \$535,900

3 Bedroom, 2.50 Bathroom, 1,397 sqft Condo / Townhouse on 0.00 Acres

South Riel, St. Albert, AB

Nestled alongside green spaces, this 3-level Trailside end unit combines modern design and thoughtful features across 1,400+ sq. ft. of living space. With 3 bedrooms, 2.5 baths, and a custom palette of soft white tones and cool wood grain accents, this home is a standout in style and functionality. The upgraded kitchen showcases an island with an eating bar, a matte black silgranit sink, a brass faucet, and a built-in microwave. The great room is highlighted by a 42― electric fireplace set against a dark accent wall, while upgraded vinyl plank flooring brings elegance to the second floor. Outdoor living is a breeze with a spacious rear deck, perfect for entertaining. Additional conveniences include a second-floor laundry room, a ground-floor foyer with easy access to the double car garage. Enjoy a stress-free lifestyle with year-round exterior maintenance at Midtown. Ready for Spring 2025 Possession. Images and renderings are representative of home layout and/or design only.



## **Essential Information**

MLS® # E4416408 Price \$535,900

Bedrooms 3







Bathrooms 2.50 Full Baths 2

Half Baths 1

Square Footage 1,397 Acres 0.00 Year Built 2024

Type Condo / Townhouse

Sub-Type Townhouse

Style 3 Storey

Status Active

## **Community Information**

Address 8 5 Rondeau Drive

Area St. Albert
Subdivision South Riel
City St. Albert
County ALBERTA

Province AB

Postal Code T8N 7X8

#### **Amenities**

Amenities See Remarks

Parking Spaces 4

Parking Double Garage Attached

#### Interior

Interior Features ensuite bathroom

Appliances See Remarks

Heating Forced Air-1, Natural Gas

Stories 3

Has Basement Yes

Basement None, No Basement

#### **Exterior**

Exterior Wood, Brick, Metal, Hardie Board Siding

Exterior Features Park/Reserve, Playground Nearby

Roof Asphalt Shingles

Construction Wood, Brick, Metal, Hardie Board Siding

Foundation Concrete Perimeter

### **Additional Information**

Date Listed December 18th, 2024

Days on Market 174

Zoning Zone 24

HOA Fees 150

HOA Fees Freq. Annually

Condo Fee \$266

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Listing information last updated on June 10th, 2025 at 10:17am MDT