

## \$575,000 - 17 Sheridan Drive, St. Albert

MLS® #E4429490

**\$575,000**

3 Bedroom, 3.00 Bathroom, 1,156 sqft  
Single Family on 0.00 Acres

Sturgeon Heights, St. Albert, AB

Custom-Built Executive BUNGALOW Masterpiece in Sturgeon Heights. Offers elegance, and magnificent living spaces. The Main Floor Boasts an Open Concept Living Room and Kitchen with vaulted ceilings. Large living space with its warm open floor plan is imbued with natural light. The Chef's kitchen is outstanding from every angle, showcases tasteful finishes such as quartz counters, custom cabinetry, Chef's Range. The Master retreat showcases a luxurious 5 piece ensuite with a Steam Shower, & the second bedroom turned into a Massive walk-in closet. The Fully Finished Basement has a Separate entry into the basement with an IN-LAW suite. Large Bedroom, Kitchen and a Full Bathroom. Massive Double Detached Garage. Upgrade's include: High End Finishings, Kitchen, Bathrooms, Flooring, Windows. Located on a quiet, mature, tree-lined street, minutes away from schools, shopping, public transit, quick access to the Anthony Henday & St. Albert Trail.

Built in 1961

### Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4429490  |
| Price    | \$575,000 |
| Bedrooms | 3         |



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 1,156                  |
| Acres          | 0.00                   |
| Year Built     | 1961                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 17 Sheridan Drive |
| Area        | St. Albert        |
| Subdivision | Sturgeon Heights  |
| City        | St. Albert        |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T8N 0J1           |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | See Remarks            |
| Parking   | Double Garage Detached |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Oven-Built-In, Refrigerator, Stove-Countertop Gas, Washer, Window Coverings, Refrigerators-Two, Stoves-Two |
| Heating           | Forced Air-1, Natural Gas  |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Finished   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stucco                                     |
| Exterior Features | Cul-De-Sac, Landscaped, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                 |
| Construction      | Wood, Stucco                                     |
| Foundation        | Concrete Perimeter                               |

**Additional Information**

Date Listed            April 6th, 2025  
Days on Market      14  
Zoning                 Zone 24

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