

\$600,000 - 44 Wakefield Boulevard, St. Albert

MLS® #E4440625

\$600,000

4 Bedroom, 2.50 Bathroom, 2,164 sqft

Single Family on 0.00 Acres

Woodlands (St. Albert), St. Albert, AB

Nestled in nature on a spacious pie lot in the highly sought-after community of Woodlands, this beautifully maintained 2-storey split is the perfect family home. Thoughtfully updated and move-in ready, it features 4 bedrooms - including a huge primary bedroom, 3 generous living areas, a large kitchen outfitted with stainless steel appliances and the home features 3 solar tubes - two in the kitchen and one in the upstairs hall - allowing for natural light and beautiful refraction of the colour spectrum inside the home. Step outside to enjoy your expansive pie shaped backyard, complete with a patio and gazebo - ideal for summer entertaining and family fun. Located in one of St. Albert's mature and most desirable neighbourhoods, you'll enjoy easy access to scenic trails leading to the Sturgeon River Valley, as well as nearby shops, the Water Play Park, excellent schools, and quick connections to the Anthony Henday.

Built in 1979

Essential Information

| | |
|------------|-----------|
| MLS® # | E4440625 |
| Price | \$600,000 |
| Bedrooms | 4 |
| Bathrooms | 2.50 |
| Full Baths | 2 |



| | |
|----------------|------------------------|
| Half Baths | 1 |
| Square Footage | 2,164 |
| Acres | 0.00 |
| Year Built | 1979 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey Split |
| Status | Active |

Community Information

| | |
|-------------|------------------------|
| Address | 44 Wakefield Boulevard |
| Area | St. Albert |
| Subdivision | Woodlands (St. Albert) |
| City | St. Albert |
| County | ALBERTA |
| Province | AB |
| Postal Code | T8N 3E9 |

Amenities

| | |
|----------------|---|
| Amenities | Crawl Space, Detectors Smoke, No Animal Home, No Smoking Home, Patio, Vinyl Windows |
| Parking Spaces | 4 |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Storage Shed, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, See Remarks, Curtains and Blinds |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Brick Facing |
| Stories | 4 |
| Has Basement | Yes |
| Basement | Partial, Finished |

Exterior

| | |
|----------|-------------|
| Exterior | Wood, Vinyl |
|----------|-------------|

| | |
|-------------------|--|
| Exterior Features | Corner Lot, Fenced, Landscaped, Level Land, Public Swimming Pool, Public Transportation, Schools |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|---------------------------|
| Elementary | Kinosayo, Neil M Ross |
| Middle | Richard S Fowler, Lorne A |
| High | Paul Kane |

Additional Information

| | |
|----------------|----------------|
| Date Listed | June 5th, 2025 |
| Days on Market | 3 |
| Zoning | Zone 24 |

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Listing information last updated on June 7th, 2025 at 11:47pm MDT