

## \$474,900 - 213 Rankin Drive, St. Albert

MLS® #E4436887

**\$474,900**

3 Bedroom, 2.50 Bathroom, 1,413 sqft

Single Family on 0.00 Acres

Riverside (St. Albert), St. Albert, AB

Nestled in one of St. Albert's new neighborhoods, this beautifully designed townhome offers a seamless blend of comfort, style, and convenience. With easy access to walking trails, parks, schools, & shopping, it's the ideal home for both modern families & professionals. Inside, the bright, open-concept layout is enhanced by vinyl plank flooring & abundant natural light, creating a warm & welcoming atmosphere. The spacious living, dining, and kitchen areas flow effortlessly—perfect for relaxed living and entertaining. The modern kitchen features: Quartz countertops, S/S appliances and ample cabinet and counter space. A convenient 2-piece W/R completes the main level. Upstairs, primary suite serves as a peaceful retreat with a 3-piece ensuite and walk-in closet. 2 additional well-sized bedrooms, an upper-level 4-piece bathroom, & upstairs laundry provide comfort and convenience for daily living. Step outside to enjoy the fully fenced yard, a rear deck perfect for summer evenings, and a double detached garage.

Built in 2021

### Essential Information

MLS® # E4436887

Price \$474,900



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,413
Acres	0.00
Year Built	2021
Type	Single Family
Sub-Type	Residential Attached
Style	2 Storey
Status	Active

### Community Information

Address	213 Rankin Drive
Area	St. Albert
Subdivision	Riverside (St. Albert)
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 7Y4

### Amenities

Amenities	Deck, No Smoking Home
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	May 16th, 2025
Days on Market	17
Zoning	Zone 24

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