

## \$729,900 - 9 Kings Gate, St. Albert

MLS® #E4438718

**\$729,900**

4 Bedroom, 3.50 Bathroom, 2,320 sqft

Single Family on 0.00 Acres

Kingswood, St. Albert, AB

Welcome Home! Terrific family ready home in Kingswood St Albert. Quiet Cul De Sac in Tremendous Mature Location with Spacious 2319 Sq Ft 2 Story Home. Classic floor plan with double attached garage sitting on large pie shaped fenced back yard with deck. Main floor with living room and family room with formal dining and classic breakfast nook next to the kitchen leading to your large back yard. Tons of windows and large rooms fits all sizes of family living. Main floor half bathroom and laundry room, mud room leading to garage. Upper floor has loft which works great as den or flex space. Large bedrooms and 2 full bathrooms. Master bedroom has full ensuite bathroom with stand up shower, stand along tub, his and her sinks, and walk in closet. Terrific use of space from top to bottom. Full finished basement has additional 4th bedroom and another full bathroom. Basement wet bar, recreation room. Notes: Triple E windows, metal roof, high e furnaces, AC, hardwood floors, granite countertops, composite deck! WOW!

Built in 1987

### Essential Information

MLS® # E4438718

Price \$729,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,320                  |
| Acres          | 0.00                   |
| Year Built     | 1987                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |              |
|-------------|--------------|
| Address     | 9 Kings Gate |
| Area        | St. Albert   |
| Subdivision | Kingswood    |
| City        | St. Albert   |
| County      | ALBERTA      |
| Province    | AB           |
| Postal Code | T8N 5M1      |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | Deck, See Remarks      |
| Parking Spaces | 2                      |
| Parking        | Double Garage Attached |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Opener, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-2, Natural Gas   |
| Fireplace         | Yes   |
| Fireplaces        | See Remarks   |
| Stories           | 3   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### Exterior

|          |                     |
|----------|---------------------|
| Exterior | Wood, Stone, Stucco |
|----------|---------------------|

|                   |   |
|-------------------|---|
| Exterior Features | Cul-De-Sac, Fenced, Playground Nearby, Schools, See Remarks |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Stone, Stucco   |
| Foundation        | Concrete Perimeter  |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 27th, 2025 |
| Days on Market | 20             |
| Zoning         | Zone 24        |

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on June 16th, 2025 at 6:32am MDT