

## \$529,900 - 40 Desmarais Crescent, St. Albert

MLS® #E4445604

**\$529,900**

5 Bedroom, 2.50 Bathroom, 1,176 sqft  
Single Family on 0.00 Acres

Deer Ridge (St. Albert), St. Albert, AB

FANTASTIC!!! 5 BEDROOMS!!! Come check out this lovingly maintained 5 bedroom 2.5 bath beauty on a quiet street in Deer Ridge. This property has been cared for and upgraded over the years including shingles, furnace, windows and A/C for those hot summer nights. Other features of this family friendly home include hardwood floors, granite counters, central vac, and a beautiful brick surround wood burning fireplace. Upstairs you'll find 3 ample bedrooms (primary with WIC and 3 pce ensuite). Lower level has the 4th bedroom and down one more level for a small living area and 5th bedroom. This home has over 2300 sq ft of finished living space. The double attached garage comes with some built in storage. The best part about this place is when you step outside to the massive composite deck and amazing yard. With Muriel Martin School only 2 blocks away and minutes to major routes this could be the home for you!

Built in 1991

### Essential Information

MLS® #	E4445604
Price	\$529,900
Bedrooms	5
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,176
Acres	0.00
Year Built	1991
Type	Single Family
Sub-Type	Detached Single Family
Style	4 Level Split
Status	Active

### Community Information

Address	40 Desmarais Crescent
Area	St. Albert
Subdivision	Deer Ridge (St. Albert)
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 5Y7

### Amenities

Amenities	Deck, No Animal Home, No Smoking Home
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	4
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Cul-De-Sac, Fenced, Flat Site, Golf Nearby, Landscaped, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	July 3rd, 2025
Days on Market	2
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 July 5th, 2025 at 1:32pm MDT