

## \$1,499,900 - 1030 200 Bellerose Drive, St. Albert

MLS® #E4438955

**\$1,499,900**

2 Bedroom, 2.00 Bathroom, 2,426 sqft

Condo / Townhouse on 0.00 Acres

Oakmont, St. Albert, AB

Just reduced over \$250,000 for quick sale!! Welcome to Executive Penthouse #1030 at Botanica!! Very unique & open 2 bedroom plus den floorplan featuring 2,568 of refined living space, plus additional 1,429sq ft of outdoor patio area. Perfect for entertaining!! The soaring 16 ft ceiling .Concrete & steel construction, forced air heating & A/C with suite dedicated fresh air intake. Premium finishes include topline appliance pkg, extended island, triple gas cooktop, double wall oven, quartz countertops, steam shower, 3 linear style fireplaces etc. Also includes a private underground double garage. Well designed amenities include; 3 impressive lobbies, spacious social hall, exercise facility, guest suites, roof top patio &much more. Only steps to the Sturgeon River Valley featuring the beautiful Red Willow Trail System with over 65 kms of walking trails. Direct access to the boutique shops, restaurants &professional services at the " Shops at Boudreau"

Built in 2023

### Essential Information

MLS® #	E4438955
Price	\$1,499,900
Bedrooms	2
Bathrooms	2.00



Full Baths	2
Square Footage	2,426
Acres	0.00
Year Built	2023
Type	Condo / Townhouse
Sub-Type	Apartment High Rise
Style	Penthouse
Status	Active

### Community Information

Address	1030 200 Bellerose Drive
Area	St. Albert
Subdivision	Oakmont
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 7P7

### Amenities

Amenities	Carbon Monoxide Detectors, Detectors Smoke, Exercise Room, Guest Suite, Parking-Visitor, Party Room, Skylight, Sprinkler System-Fire, Storage-In-Suite
Parking Spaces	2
Parking	Double Indoor, Heated, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Garburator, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stacked Washer/Dryer, Stove-Countertop Gas, Oven Built-In-Two
Heating	Fan Coil, In Floor Heat System, Electric, Water
Fireplaces	Heatilator/Fan, Tile Surround
# of Stories	10
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Concrete, Metal, Stucco
----------	-------------------------

Exterior Features	Golf Nearby, Park/Reserve, Public Swimming Pool, Public Transportation, Shopping Nearby, View City
Roof	EPDM Membrane
Construction	Concrete, Metal, Stucco
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	May 27th, 2025
Days on Market	12
Zoning	Zone 24
Condo Fee	\$1,003

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 8th, 2025 at 11:32am MDT