

## \$494,900 - 9 Gainsborough Avenue, St. Albert

MLS® #E4439520

**\$494,900**

5 Bedroom, 2.00 Bathroom, 1,161 sqft

Single Family on 0.00 Acres

Grandin, St. Albert, AB

Welcome to your DREAM HOME in Grandin! This FULLY RENOVATED bungalow with 1160sqft boasts 3 bedrooms upstairs plus 2 more "flex-rooms" in the basement, 2-full bathrooms, & quality finishings throughout. The new windows allow natural light to pour in & make the space so inviting. The stunning kitchen features modern cabinetry, sleek countertops, & stylish fixturesâ€”perfect for cooking & entertaining family & friends. The bright, open-concept living room offers a warm, inviting space for family & guests. Want more space? Enjoy your spacious, fully finished basement that is perfect for the growing family or watching the game. Now the yard, it's HUGE! It has plenty of space to build your dream garage if you'd like or enjoy all the space for your kids & pets. Steps from schools, transit, parks, & the downtown farmers marketâ€”this home blends comfort, style, & convenience perfectly. Move in ready & an absolute must-see! WELCOME HOME!!

Built in 1962

### Essential Information

MLS® #	E4439520
Price	\$494,900
Bedrooms	5
Bathrooms	2.00



Full Baths	2
Square Footage	1,161
Acres	0.00
Year Built	1962
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	9 Gainsborough Avenue
Area	St. Albert
Subdivision	Grandin
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 0W3

### Amenities

Amenities	On Street Parking
Parking	No Garage

### Interior

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Golf Nearby, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed May 30th, 2025

Days on Market 10

Zoning Zone 24

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