

## **\$409,989 - 2 St. Andrews Avenue, Stony Plain**

MLS® #E4436820

**\$409,989**

4 Bedroom, 2.50 Bathroom, 1,206 sqft

Single Family on 0.00 Acres

St. Andrews, Stony Plain, AB

2023 CUSTOM BUILT 2 STORY ON A MATURE LOT WITH ALLEY ACCESS! WELCOME TO ONE OF STONY PLAIN'S BEST, 2 ST ANDREWS AVE. THIS NEWER HOME HAS 4 BEDROOMS, 3 BATHS, AND JUST UNDER 1800 SQ FEET OF LIVING SPACE. THE MODERN KITCHEN HAS STAINLESS APPLIANCES, UPGRADED CABINETRY AND VINYL FLOORS. DINING NOOK IS OPEN TO KITCHEN WITH SLIDING DOOR ACCESS TO A CUSTOM SOUTH FACING EXTERIOR DECK. MAIN FLOOR LIVING AREA IS SPACIOUS AND PERFECT FOR RELAXING OR ENTERTAINING. MAIN FLOOR ALSO HAS A HALF BATHROOM. THE UPPER LEVEL HAS 3 BEDROOMS. THE PRIMARY BEDROOM IS KING-SIZED WITH VINYL FLOORS AND DOUBLE DOOR CLOSETS. THE 2 ADDITIONAL UPPER LEVEL BEDROOMS ARE SPACIOUS. UPPER LEVEL ALSO HAS A FULL BATHROOM AND LAUNDRY. BASEMENT IS FULLY FINISHED WITH AN ADDITIONAL BEDROOM, FAMILY ROOM, UTILITY ROOM, AND ANOTHER 3 PIECE BATHROOM. LOT IS A CORNER LOT WITH A SOUTH FACING YARD WITH A GIANT DECK. LOT HAS MATURE TREES, IS PARTIALLY FENCED (VINYL FENCING) AND HAS A FRONT STAMPED CONCRETE WALK-WAY. ROOM FOR A GARAGE.



Built in 2023

**Essential Information**

MLS® #	E4436820
Price	\$409,989
Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,206
Acres	0.00
Year Built	2023
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

**Community Information**

Address	2 St. Andrews Avenue
Area	Stony Plain
Subdivision	St. Andrews
City	Stony Plain
County	ALBERTA
Province	AB
Postal Code	T7Z 1K6

**Amenities**

Amenities	Closet Organizers, Deck, Detectors Smoke, Exterior Walls- 2"x6", Hot Water Natural Gas, No Smoking Home, Television Connection, Vinyl Windows
Parking	No Garage, Rear Drive Access

**Interior**

Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

**Exterior**

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Flat Site, Fruit Trees/Shrubs, Golf Nearby, Landscaped, Private Setting, Schools, Shopping Nearby, View City
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Meridian
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### **Additional Information**

Date Listed	May 16th, 2025
Days on Market	32
Zoning	Zone 91

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Listing information last updated on June 17th, 2025 at 9:17pm MDT