

\$450,000 - 16 Royal Street, St. Albert

MLS® #E4454413

\$450,000

3 Bedroom, 2.50 Bathroom, 1,420 sqft

Single Family on 0.00 Acres

Riverside (St. Albert), St. Albert, AB

Welcome to this charming 2-storey half duplex located in the desirable Riverside community. Offering 3 bedrooms and 2.5 bathrooms, this home is thoughtfully designed with hardwood floors throughout the main living areas, creating a warm and inviting atmosphere. The open-concept main floor features a spacious living room, a well-appointed kitchen, and a dining area with access to your deck and good-sized yard - perfect for entertaining or enjoying quiet evenings outdoors. Upstairs, you'll find three comfortable bedrooms, including a primary suite with its own ensuite bath. The unfinished basement provides plenty of potential for future development, while the tandem attached garage offers ample parking and storage. A beautiful opportunity to live in one of St. Albert's most sought-after neighbourhoods!

Built in 2014

Essential Information

MLS® #	E4454413
Price	\$450,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,420



Acres	0.00
Year Built	2014
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	16 Royal Street
Area	St. Albert
Subdivision	Riverside (St. Albert)
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 7N8

Amenities

Amenities	Closet Organizers, Deck, Detectors Smoke, Front Porch, See Remarks
Parking	Front Drive Access, Single Garage Attached, Tandem

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Backs Onto Park/Trees, Fenced, Landscaped, No Back Lane, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 22nd, 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 August 24th, 2025 at 6:32am MDT