

\$529,900 - 37 Patterson Crescent, St. Albert

MLS® #E4436819

\$529,900

4 Bedroom, 2.50 Bathroom, 1,349 sqft

Single Family on 0.00 Acres

Pineview, St. Albert, AB

Welcome to this beautifully upgraded 4-level split in the desirable, mature community of Pineview! This energy-efficient home features solar panels that significantly reduce monthly utility bills-saving you thousands each year! Thoughtful upgrades include newer exterior siding, windows, A/C & appliances. The kitchen boasts granite countertops and a modern design, while hardwood and slate flooring add timeless style. Enjoy the comfort of 4 bedrooms and 2.5 bathrooms, including a 3-piece ensuite off the primary & wood f/p on the 3rd level. All 4 levels are fully developed, offering abundant living & storage space. Relax in the spacious backyard surrounded by mature trees for added privacy. The oversized double garage, large driveway and extended pad will meet all of your parking needs. A newer fence and meticulous maintenance complete this fantastic family home in a quiet, well-established neighbourhood close to parks, schools, and amenities. This home is a true gem with comfort and savings built in!

Built in 1983

Essential Information

MLS® # E4436819

Price \$529,900

Bedrooms 4



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,349
Acres	0.00
Year Built	1983
Type	Single Family
Sub-Type	Detached Single Family
Style	4 Level Split
Status	Active

Community Information

Address	37 Patterson Crescent
Area	St. Albert
Subdivision	Pineview
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 4T8

Amenities

Amenities	On Street Parking, Air Conditioner, Deck, Detectors Smoke, Parking-Extra, Vinyl Windows, Natural Gas BBQ Hookup, Solar Equipment
Parking Spaces	5
Parking	Double Garage Attached, Over Sized, RV Parking

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dryer, Garage Opener, Oven-Microwave, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Brick Facing
Stories	4
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Cul-De-Sac, Fenced, Landscaped, Low Maintenance Landscape, Playground Nearby, Private Setting, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 16th, 2025
Days on Market	5
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 May 20th, 2025 at 11:17pm MDT