

Courtesy Of Jaclyn Baillie Of Century 21 Masters

## \$696,823 - 46 Rhea Crescent, St. Albert

MLS® #E4429143

**\$696,823**

3 Bedroom, 2.50 Bathroom, 2,253 sqft  
Single Family on 0.00 Acres

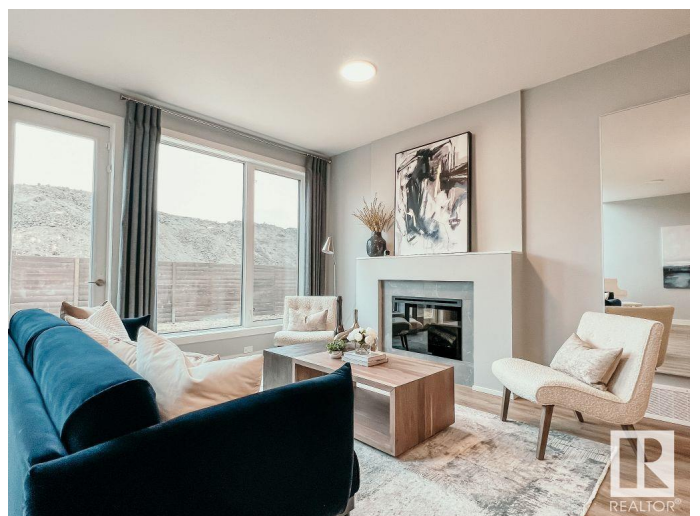
Riverside (St. Albert), St. Albert, AB

Welcome to the brand new Entertain Play 24, a home that features the perfect combination of "wow" and function. Built by award winning Cantiro homes and located in the desirable community of Riverside, this modern elevation is finished in a warm, inviting Birch interior. The centrally located kitchen is designed to ensure it's integrated with a large entertaining space and dining area easily accommodating 8. The open concept living area is highlighted by a raised, electric fireplace, creating a contemporary focal point. Upstairs you will find a lux ensuite with free standing soaker tub and fully tiled shower, 2 additional full sized bedrooms and extended rec room for family movie nights in. The garage is 2ft wider (21'x23') and provides extra space for vehicles and storage. With its thoughtful and prime location steps away from the river trail system, this property is the ideal choice for those seeking modern living in a new vibrant family community.

Built in 2025

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4429143  |
| Price     | \$696,823 |
| Bedrooms  | 3         |
| Bathrooms | 2.50      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,253                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### **Community Information**

|             |                        |
|-------------|------------------------|
| Address     | 46 Rhea Crescent       |
| Area        | St. Albert             |
| Subdivision | Riverside (St. Albert) |
| City        | St. Albert             |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T8N 8A4                |

### **Amenities**

|           |   |
|-----------|---|
| Amenities | Closet Organizers, Deck, Detectors Smoke, No Animal Home, No Smoking Home, Smart/Program. Thermostat, See Remarks |
| Parking   | Double Garage Attached  |

### **Interior**

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

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior          | Wood, Vinyl   |
| Exterior Features | Flat Site, Landscaped, Level Land, Playground Nearby, Schools, Shopping Nearby, See Remarks, Partially Fenced |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Vinyl   |

Foundation            Concrete Perimeter

### **Additional Information**

Date Listed            April 4th, 2025

Days on Market      12

Zoning                 Zone 24

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Listing information last updated on April 16th, 2025 at 7:32am MDT