

\$469,900 - 56 Sunset Boulevard, St. Albert

MLS® #E4449182

\$469,900

4 Bedroom, 2.00 Bathroom, 1,121 sqft

Single Family on 0.00 Acres

Sturgeon Heights, St. Albert, AB

Amazing 4-bedroom bungalow in Sturgeon Heights area of St Albert. Large corner lot with hedge bordering the front of the house. This bungalow has over 2000 sq ft of living space, including the fully finished basement. 3 bedrooms on the main floor and 4th bedroom in basement. Large living room on the main floor and second living room in basement. 2 full bathrooms. Fully finished basement; set up for an in-law suite. Great location in St Albert, across the street from Holy Child Catholic and minutes walk to Paul Kane. Quick access to Henday, St Albert Trail, shopping, Schools and Salisbury and Fountain Park.

Built in 1961

Essential Information

MLS® #	E4449182
Price	\$469,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,121
Acres	0.00
Year Built	1961
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow



Status Active

Community Information

Address 56 Sunset Boulevard
Area St. Albert
Subdivision Sturgeon Heights
City St. Albert
County ALBERTA
Province AB
Postal Code T8N 0N8

Amenities

Amenities No Smoking Home
Parking Double Garage Detached

Interior

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

Exterior

Exterior Wood, Stucco
Exterior Features Corner Lot, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof Asphalt Shingles
Construction Wood, Stucco
Foundation Concrete Perimeter

School Information

Elementary Holy Child Catholic
High Paul Kane

Additional Information

Date Listed July 23rd, 2025
Days on Market 102
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 November 2nd, 2025 at 1:17am MDT