

## **\$839,900 - 99 Lafleur Drive, St. Albert**

MLS® #E4446944

**\$839,900**

4 Bedroom, 3.00 Bathroom, 1,869 sqft

Single Family on 0.00 Acres

Lacombe Park, St. Albert, AB

Beautifully designed 1870 sq ft bungalow, tucked away in a quiet and cozy location, offering luxury, comfort, and exceptional functionality. This home features 4 spacious bedrooms and 3 full bathrooms, with a bright and open layout perfect for both relaxing and entertaining. The large living room flows seamlessly into the expansive kitchen complete with ample cabinetry, a kitchen bar with seating, and a cozy breakfast nook. Enjoy year-round comfort with in-floor heating throughout the home, including the fully finished basement which boasts a wet bar & large rec room. Built-in home sound system extending to the deck—ideal for entertaining. Outside, the professionally landscaped yard is a true showstopper, featuring underground sprinklers, retaining walls, raised garden beds, & heated rain gutters for easy maintenance. The oversized double attached heated garage includes built-in shelving and drawers—a dream for any homeowner. This home is the perfect combination of elegance & comfort—a true must-see!

Built in 2005

### **Essential Information**

MLS® # E4446944

Price \$839,900



Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,869
Acres	0.00
Year Built	2005
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	99 Lafleur Drive
Area	St. Albert
Subdivision	Lacombe Park
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 7M8

### Amenities

Amenities	Air Conditioner, Deck, Detectors Smoke, Exterior Walls- 2"x6", Wet Bar
Parking	Double Garage Attached, Heated, Insulated

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, In Floor Heat System, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Stucco
Exterior Features	Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Stone, Stucco
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	July 10th, 2025
Days on Market	1
Zoning	Zone 24

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