

Courtesy Of Brooke A Sagert Of Sarasota Realty

## \$674,900 - 314 Jensen Lakes Boulevard, St. Albert

MLS® #E4440706

**\$674,900**

4 Bedroom, 3.50 Bathroom, 1,719 sqft

Single Family on 0.00 Acres

Jensen Lakes, St. Albert, AB

Welcome to this beautifully designed fully finished home offering incredible versatility & prime location. Boasts 4 bedrooms, 3.5 bathrooms & separate entrance for suite-ready layout this home is perfect for families, multi-gen. living, or savvy investors. Inside you'll find an open-concept main floor w/ modern finishes, a spacious kitchen w/ full size Fridge/Freezer combo, walk-in pantry & bright living spaces perfect for entertaining. Upstairs ft. a cozy bonus room ideal as a playroom, home office or media lounge. Primary suite incl. walk-in closet & private ensuite for your retreat-like comfort. The FF basement offers added living space w/ OS windows & is suite-capable, ideal for extended family or rental potential. Enjoy the low-maintenance, fully landscaped yard, perfect for relaxing without the hassle. A double detached heated garage adds convenience and storage. Located just steps from top-rated schools and exclusive beach club access, this home offers the perfect balance of lifestyle and location.

Built in 2022

### Essential Information

MLS® # E4440706

Price \$674,900

Bedrooms 4



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,719
Acres	0.00
Year Built	2022
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	314 Jensen Lakes Boulevard
Area	St. Albert
Subdivision	Jensen Lakes
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 7Z4

### Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Deck, Exterior Walls- 2"x6", Lake Privileges, Wet Bar, See Remarks
Parking	Double Garage Detached, Heated

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Freezer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Gas, Window Coverings, Wine/Beverage Cooler, Dryer-Two, Washers-Two, Garage Heater
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Beach Access, Fenced, Lake Access Property, Landscaped, Playground Nearby, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	June 5th, 2025
Days on Market	12
Zoning	Zone 24
HOA Fees	500
HOA Fees Freq.	Annually

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Listing information last updated on June 17th, 2025 at 2:32pm MDT