

## \$445,000 - 9 Norelle Terrace, St. Albert

MLS® #E4440815

**\$445,000**

4 Bedroom, 2.50 Bathroom, 1,218 sqft

Single Family on 0.00 Acres

North Ridge, St. Albert, AB

Nestled in a serene neighborhood, this stunning half duplex truly stands out with its immaculate show-home condition. Spanning three beautifully finished levels, it boasts a double attached garage and an expansive deck that overlooks a surprisingly spacious backyard, perfect for family gatherings and outdoor activities. Inside, you'll find three generously sized bedrooms, complemented by the convenience of upstairs laundry. The open-concept main floor features elegant white kitchen cabinets, a striking island, and modern appliances that make cooking a delight. The professionally finished basement adds even more value, showcasing a comfortable bedroom with an en-suite bathroom, along with a cozy family room equipped with a kitchenette. Recent upgrades, including new light fixtures, toilets, and flooring, enhance the overall appeal, making this home a remarkable find for any family.

Built in 2009

### Essential Information

MLS® #	E4440815
Price	\$445,000
Bedrooms	4
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,218
Acres	0.00
Year Built	2009
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	9 Norelle Terrace
Area	St. Albert
Subdivision	North Ridge
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 3V1

### Amenities

Amenities	Carbon Monoxide Detectors, Detectors Smoke, No Animal Home, No Smoking Home
Parking Spaces	4
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, Refrigerators-Two
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**School Information**

Elementary	J.J. Nearing Catholic Elem
Middle	Sturgeon Heights
High	Bellerose Composite High S

**Additional Information**

Date Listed	June 6th, 2025
Days on Market	11
Zoning	Zone 24

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