

\$449,900 - 22 Lepine Place, St. Albert

MLS® #E4440870

\$449,900

4 Bedroom, 2.50 Bathroom, 1,230 sqft

Single Family on 0.00 Acres

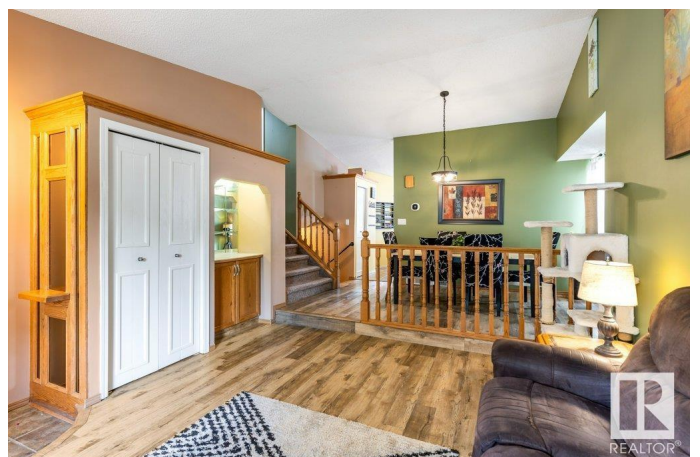
Lacombe Park, St. Albert, AB

Beautifully maintained 4-level split in family-friendly Lacombe Park—just steps from schools, parks & shopping! This spacious home offers a bright living & dining area with laminate flooring, plus a refreshed kitchen with updated counters backsplash. Upstairs features 3 bedrooms including a generous primary with a 3-pc ensuite, and an updated 4-pc main bath. The third level includes a cozy family room with wood-burning fireplace, flex room that could be a 4th bedroom & 2-pc bath—great for guests or teens. The finished basement adds a large rec room perfect for play or relaxing. Major updates in recent years include roof, furnace, A/C, hot water tank & garage heater. Enjoy summer on your deck in the private backyard. Attached double garage offers tons of storage or workspace. This move-in ready home in a prime St. Albert location has space for the whole family—don't miss it!

Built in 1987

Essential Information

MLS® #	E4440870
Price	\$449,900
Bedrooms	4
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,230
Acres	0.00
Year Built	1987
Type	Single Family
Sub-Type	Detached Single Family
Style	4 Level Split
Status	Active

Community Information

Address	22 Lepine Place
Area	St. Albert
Subdivision	Lacombe Park
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 4M9

Amenities

Amenities	Deck
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings, Garage Heater
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Brick Facing
Stories	4
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	June 6th, 2025
Days on Market	11
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 June 17th, 2025 at 3:17am MDT