

\$749,800 - 169 Kingswood Boulevard, St. Albert

MLS® #E4442300

\$749,800

4 Bedroom, 3.00 Bathroom, 1,883 sqft

Single Family on 0.00 Acres

Kingswood, St. Albert, AB

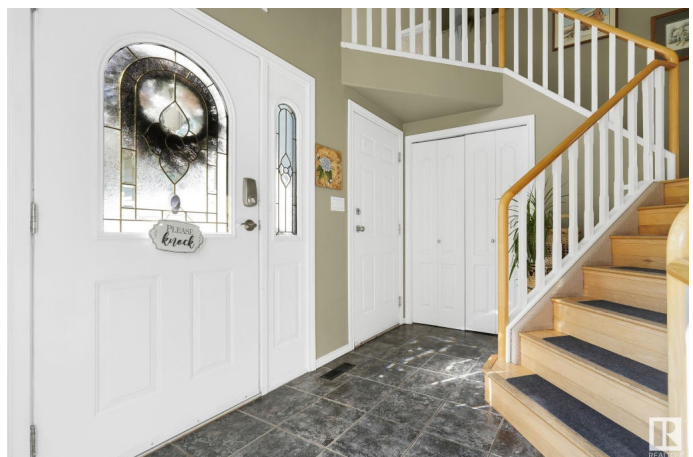
Get ready to be impressed - this executive-style home in prestigious Kingswood has it all. From the 3 car garage to the high-end craftsmanship, this home is luxury meets family-friendly. The main floor features soaring ceilings, spacious open-concept layout, huge family-sized bath, a massive laundry room adds everyday convenience, while the 2nd & 3rd bdrms are generously sized. Private primary suite is tucked away, making it a true retreat with a spa-like ensuite. Flex space just outside is perfect for office/hobby zone. The bsmt has the wow factor - high ceilings, a bar, huge windows & salon room that can easily be converted to a 4th bdrm. There's plumbing in place for a future wet bar or suite, plus heated floors in the full bath, 2nd laundry, wine room & tons of storage. Outside, enjoy a show-stopping covered deck (2024) & space to garden. Extras include: A/C, upgraded finishes, thoughtful storage & much more! Amazing neighborhood w/ trails, green space & 3 mins to Servus Place & easy access to Henday!

Built in 1999

Essential Information

MLS® # E4442300

Price \$749,800



Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,883
Acres	0.00
Year Built	1999
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

Community Information

Address	169 Kingswood Boulevard
Area	St. Albert
Subdivision	Kingswood
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 6V4

Amenities

Amenities	Air Conditioner, Ceiling 10 ft., Deck, Vaulted Ceiling, 9 ft. Basement Ceiling
Parking Spaces	6
Parking	Triple Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Window Coverings, Dryer-Two, Washers-Two
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Leo Nickerson, Neil M Ross
Middle	Lorne Akins, Fowler, ESSMY
High	SACHS, Paul Kane

Additional Information

Date Listed	June 13th, 2025
Days on Market	50
Zoning	Zone 24

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Listing information last updated on August 2nd, 2025 at 9:17am MDT