

# \$499,500 - 89 Rosewood Way, St. Albert

MLS® #E4461399

## \$499,500

3 Bedroom, 2.50 Bathroom, 1,624 sqft  
Single Family on 0.00 Acres

Riverside (St. Albert), St. Albert, AB

Make Riverside, St. Albert home! This environmentally sustainable community is home to 145 acres of lush forest, plentiful walking trails, and minutes away from Big Lake and the Lois Hole Provincial Park. The Castillo showcases a convenient mudroom which connects to the kitchen, along with a half bath off the front entry. The kitchen is equipped with ample counter space, and a full height pantry cabinet. At the back of this beautiful open concept home there is the eating nook and great room. Upstairs you will find the primary bedroom complete with a double vanity ensuite and walk-in closet. To complete the home there are 2 additional bedrooms on the back, another full bathroom, laundry room, and bonus room.

Built in 2025

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4461399  |
| Price          | \$499,500 |
| Bedrooms       | 3         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,624     |
| Acres          | 0.00      |



|            |               |
|------------|---------------|
| Year Built | 2025          |
| Type       | Single Family |
| Sub-Type   | Half Duplex   |
| Style      | 2 Storey      |
| Status     | Active        |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 89 Rosewood Way        |
| Area        | St. Albert             |
| Subdivision | Riverside (St. Albert) |
| City        | St. Albert             |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T8N 8B3                |

### Amenities

|                |                                                   |
|----------------|---------------------------------------------------|
| Amenities      | Vinyl Windows, HRV System, 9 ft. Basement Ceiling |
| Parking Spaces | 4                                                 |
| Parking        | Double Garage Attached                            |

### Interior

|                   |                                                                                             |
|-------------------|---------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                            |
| Appliances        | Dishwasher-Built-In, Garage Control, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric |
| Heating           | Forced Air-1, Natural Gas                                                                   |
| Fireplace         | Yes                                                                                         |
| Fireplaces        | Mantel                                                                                      |
| Stories           | 2                                                                                           |
| Has Basement      | Yes                                                                                         |
| Basement          | Full, Unfinished                                                                            |

### Exterior

|                   |                                             |
|-------------------|---------------------------------------------|
| Exterior          | Wood, Vinyl                                 |
| Exterior Features | Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                            |
| Construction      | Wood, Vinyl                                 |
| Foundation        | Concrete Perimeter                          |

### Additional Information

Date Listed            October 8th, 2025

Days on Market      6

Zoning                Zone 24

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Listing information last updated on October 14th, 2025 at 5:32am MDT