

\$374,900 - 30 3 Poirier Avenue, St. Albert

MLS® #E4441330

\$374,900

2 Bedroom, 3.00 Bathroom, 1,301 sqft

Condo / Townhouse on 0.00 Acres

Pineview, St. Albert, AB

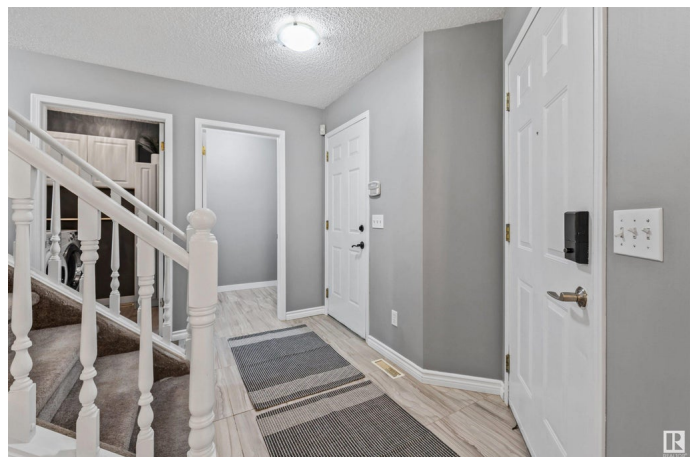
Welcome to this beautifully updated townhome in the highly desirable community of Phantom Ridge~BACKING ONTO A SERENE WALKING TRAIL & lush greenery. This bright & inviting 2-storey home features soaring vaulted ceilings & stunning windows that flood the space with natural light in the living area & dining space. The stylish white kitchen is complimented by stainless steel appliances & a breakfast nook. There is also convenient main floor laundry, a large storage closet & a 2-piece powder room. Enjoy relaxing on your covered back porch & private patio area listening to the birds . Upstairs, the open-to-below design enhances the airy feel & includes the 4pce main bathroom & two generously sized bedrooms including the primary with its 3-piece ensuite. The fully finished basement adds versatility with a hair salon space complete with sink, a furnace & storage room, a flex space & a large office or den with closets~perfect for working from home or additional living space. A true gem in a fantastic complex!

Built in 1995

Essential Information

MLS® # E4441330

Price \$374,900



Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	2
Square Footage	1,301
Acres	0.00
Year Built	1995
Type	Condo / Townhouse
Sub-Type	Townhouse
Style	2 Storey
Status	Active

Community Information

Address	30 3 Poirier Avenue
Area	St. Albert
Subdivision	Pineview
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 6M6

Amenities

Amenities	Deck, Parking-Visitor, Vaulted Ceiling, Vinyl Windows, See Remarks
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Low Maintenance Landscape, Private Setting, Public Transportation, Schools, Shopping Nearby, Partially Fenced

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	June 9th, 2025
Days on Market	7
Zoning	Zone 24
Condo Fee	\$458

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Listing information last updated on June 16th, 2025 at 3:02pm MDT