

# \$519,900 - 32 Butterfield Crescent, St. Albert

MLS® #E4451250

**\$519,900**

6 Bedroom, 3.00 Bathroom, 1,746 sqft  
Single Family on 0.00 Acres

Braeside, St. Albert, AB

Need more space and a prime location? This sweet home on picturesque Butterfield Crescent checks all the boxes! With SIX bedrooms, multiple living areas across different levels, and a cozy vibe throughout, there's room for everyone to live, work, GROW and play. Picture yourself sipping coffee on the sunny front porch, hosting in the bright kitchen, or gathering in the separate dining room. The exposed aggregate driveway and patio lead to a double detached oversized garage—hello, extra storage! You're just steps from the river valley, with a park around the corner and easy access to Woodlands spray park, skate park, Shops of Boudreau, and St. Albert Centre. Recent updates include vinyl plank flooring (2025), fresh paint & baseboards (2025), dishwasher (2025), and shingles & eaves (2023). Start to finish, this one's sweet.

Built in 1977

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4451250  |
| Price      | \$519,900 |
| Bedrooms   | 6         |
| Bathrooms  | 3.00      |
| Full Baths | 2         |
| Half Baths | 2         |



|                |                        |
|----------------|------------------------|
| Square Footage | 1,746                  |
| Acres          | 0.00                   |
| Year Built     | 1977                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 4 Level Split          |
| Status         | Active                 |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 32 Butterfield Crescent |
| Area        | St. Albert              |
| Subdivision | Braeside                |
| City        | St. Albert              |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T8N 2W7                 |

### Amenities

|                |                                      |
|----------------|--------------------------------------|
| Amenities      | Fire Pit, Front Porch, Parking-Extra |
| Parking Spaces | 5                                    |
| Parking        | Double Garage Detached, Over Sized   |

### Interior

|                   |                                                                                                                                             |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                            |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, See Remarks, Curtains and Blinds |
| Heating           | Forced Air-1, Natural Gas                                                                                                                   |
| Fireplace         | Yes                                                                                                                                         |
| Fireplaces        | Brick Facing, Mantel                                                                                                                        |
| Stories           | 4                                                                                                                                           |
| Has Basement      | Yes                                                                                                                                         |
| Basement          | See Remarks, Finished                                                                                                                       |

### Exterior

|                   |                                                                                                                                                     |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Metal                                                                                                                                         |
| Exterior Features | Backs Onto Park/Trees, Fenced, Flat Site, Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                                                    |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Metal        |
| Foundation   | Concrete Perimeter |

**School Information**

|            |                            |
|------------|----------------------------|
| Elementary | NeilMRoss,EcoleSacreCoeur  |
| Middle     | EcoleMarguerite d'Youville |
| High       | PaulKane,ESMY              |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | August 5th, 2025 |
| Days on Market | 20               |
| Zoning         | Zone 24          |

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Listing information last updated on August 25th, 2025 at 11:18am MDT