

## \$674,900 - 314 Jensen Lakes Boulevard, St. Albert

MLS® #E4440706

**\$674,900**

4 Bedroom, 3.50 Bathroom, 1,719 sqft

Single Family on 0.00 Acres

Jensen Lakes, St. Albert, AB

Welcome to this beautifully designed fully finished home offering incredible versatility & prime location. Boasts 4 bedrooms, 3.5 bathrooms & separate entrance for suite-ready layout this home is perfect for families, multi-gen. living, or savvy investors. Inside you'll find an open-concept main floor w/ modern finishes, a spacious kitchen w/ full size Fridge/Freezer combo, walk-in pantry & bright living spaces perfect for entertaining. Upstairs ft. a cozy bonus room ideal as a playroom, home office or media lounge. Primary suite incl. walk-in closet & private ensuite for your retreat-like comfort. The FF basement offers added living space w/ OS windows & is suite-capable, ideal for extended family or rental potential. Enjoy the low-maintenance, fully landscaped yard, perfect for relaxing without the hassle. A double detached heated garage adds convenience and storage. Located just steps from top-rated schools and exclusive beach club access, this home offers the perfect balance of lifestyle and location.

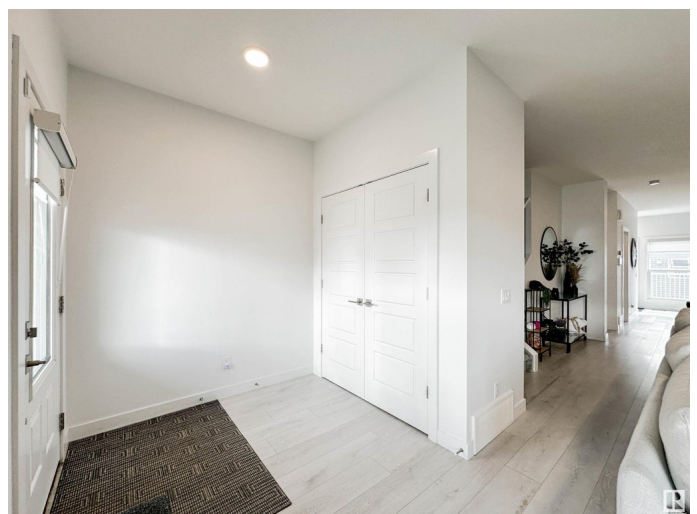
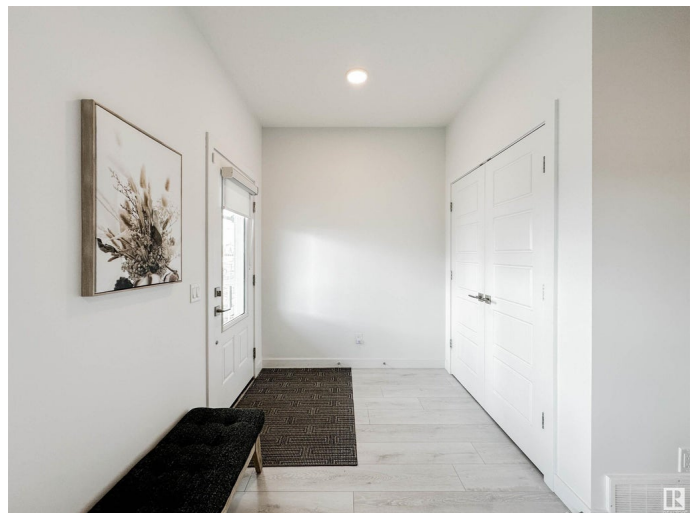
Built in 2022

### Essential Information

MLS® # E4440706

Price \$674,900

Bedrooms 4



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,719                  |
| Acres          | 0.00                   |
| Year Built     | 2022                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 314 Jensen Lakes Boulevard |
| Area        | St. Albert                 |
| Subdivision | Jensen Lakes               |
| City        | St. Albert                 |
| County      | ALBERTA                    |
| Province    | AB                         |
| Postal Code | T8N 7Z4                    |

### Amenities

|           |  |
|-----------|--|
| Amenities | Air Conditioner, Ceiling 9 ft., Deck, Exterior Walls- 2"x6", Lake Privileges, Wet Bar, See Remarks |
| Parking   | Double Garage Detached, Heated   |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Freezer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Gas, Window Coverings, Wine/Beverage Cooler, Dryer-Two, Washers-Two, Garage Heater |
| Heating           | Forced Air-1, Natural Gas   |
| Fireplace         | Yes   |
| Fireplaces        | Insert  |
| Stories           | 2   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Vinyl   |
| Exterior Features | Back Lane, Beach Access, Fenced, Lake Access Property, Landscaped, Playground Nearby, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Vinyl   |
| Foundation        | Concrete Perimeter  |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | June 5th, 2025 |
| Days on Market | 11             |
| Zoning         | Zone 24        |
| HOA Fees       | 500            |
| HOA Fees Freq. | Annually       |

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Listing information last updated on June 16th, 2025 at 5:32pm MDT