

# \$849,900 - 28 Balmoral Drive, St. Albert

MLS® #E4429068

**\$849,900**

4 Bedroom, 3.00 Bathroom, 1,690 sqft  
Single Family on 0.00 Acres

Braeside, St. Albert, AB

ONE OF A KIND !! This 1959 Mid-Century Modern post and beam bungalow was designed by renowned architect Peter Hemingway. This home seamlessly blends iconic design with sustainable living. Situated on a huge lot in Old Braeside, this home offers unparalleled curb appeal. Enjoy your Henrybuilt custom kitchen, sundrenched rooms, designer bathrooms, hardwood and porcelain flooring, floor to ceiling triple-pane security windows. Energy-efficient upgrades include a 7 kW PV solar system for net zero electricity, high-efficiency furnace, heat pump water heater, new roof, upgraded insulation including sound insulation in all interior walls & floors, boasts a Natural Resources Canada green certification. The oversized garage features built-in cabinetry, 240V/50A power, a floor drain with new concrete & main sewer. In your parklike yard enjoy: composite deck, custom shed, interlocking stone walkways & patios, fruit trees & a large garden. Walk to the farmers market & all amenities.

Built in 1959

## Essential Information

MLS® #	E4429068
Price	\$849,900
Bedrooms	4



Bathrooms	3.00
Full Baths	3
Square Footage	1,690
Acres	0.00
Year Built	1959
Type	Single Family
Sub-Type	Detached Single Family
Style	Hillside Bungalow
Status	Active

### **Community Information**

Address	28 Balmoral Drive
Area	St. Albert
Subdivision	Braeside
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 0B8

### **Amenities**

Amenities	Deck, Patio, See Remarks
Parking	Double Garage Attached, Over Sized, See Remarks

### **Interior**

Interior Features	ensuite bathroom
Appliances	Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Oven-Built-In, Oven-Microwave, Refrigerator, Storage Shed, Stove-Countertop Gas, Vacuum System Attachments, Vacuum Systems, Washer, Water Softener, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Brick Facing, Masonry
Stories	2
Has Basement	Yes
Basement	Partial, Finished

### **Exterior**

Exterior	Wood, Brick, Stucco
Exterior Features	Fenced, Fruit Trees/Shrubs, Landscaped, No Back Lane, Park/Reserve,

Playground Nearby, Public Swimming Pool, River Valley View, Schools,  
Shopping Nearby

Roof Tar & Gravel  
Construction Wood, Brick, Stucco  
Foundation Concrete Perimeter

### **Additional Information**

Date Listed April 4th, 2025  
Days on Market 1  
Zoning Zone 24

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Listing information last updated on April 5th, 2025 at 8:02am MDT