

## \$225,000 - 204 25 Element Dr, St. Albert

MLS® #E4445530

**\$225,000**

2 Bedroom, 2.00 Bathroom, 767 sqft

Condo / Townhouse on 0.00 Acres

Erin Ridge North, St. Albert, AB

**WELCOME HOME!** This meticulously maintained 2-bedroom, 2 full bathroom condo in the community of Erin Ridge North, is the perfect starter home for you. The open concept design boasts a large kitchen with ample cupboard and counter space finished with quartz counter tops and peninsula island, a dining area for entertaining and spacious living room. The generous sized Primary Bedroom features a large closet and a 4 piece ensuite, a second bedroom that can also be a home office or flex space and second 4 piece bathroom, along with a roomy in-suite laundry room with extra space for storage completes the inside of this home. Enjoy your morning coffee or late-night beverage on large balcony that overlooks the Erin Ridge North community and shopping district. Within walking distance to Schools, Shopping, Transit and Entertainment.

Built in 2016

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4445530  |
| Price          | \$225,000 |
| Bedrooms       | 2         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 767       |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 2016                   |
| Type       | Condo / Townhouse      |
| Sub-Type   | Lowrise Apartment      |
| Style      | Single Level Apartment |
| Status     | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 204 25 Element Dr |
| Area        | St. Albert        |
| Subdivision | Erin Ridge North  |
| City        | St. Albert        |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T8N 7S1           |

### Amenities

|           |                                                                                                                                                            |
|-----------|------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Hot Water Natural Gas, Intercom, No Animal Home, No Smoking Home, Parking-Visitor, Secured Parking, Security Door, Sprinkler System-Fire, Storage-In-Suite |
| Parking   | Heated, Underground                                                                                                                                        |

### Interior

|                   |                                                                                                               |
|-------------------|---------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                              |
| Appliances        | Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating           | Hot Water, Natural Gas                                                                                        |
| # of Stories      | 4                                                                                                             |
| Stories           | 1                                                                                                             |
| Has Basement      | Yes                                                                                                           |
| Basement          | None, No Basement                                                                                             |

### Exterior

|                   |                                                                                             |
|-------------------|---------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                          |
| Exterior Features | Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                            |
| Construction      | Wood, Stone, Vinyl                                                                          |
| Foundation        | Concrete Perimeter                                                                          |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | July 3rd, 2025 |
| Days on Market | 31             |
| Zoning         | Zone 24        |
| Condo Fee      | \$504          |

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Listing information last updated on August 3rd, 2025 at 3:17am MDT