

## **\$209,000 - 405 4614a Lakeshore Drive, St. Paul Town**

MLS® #E4428983

**\$209,000**

2 Bedroom, 1.50 Bathroom, 1,012 sqft

Condo / Townhouse on 0.00 Acres

St. Paul Town, St. Paul Town, AB

2 BED, 2 BATH, FRESHLY PAINTED TOP FLOOR 1012sqft CONDO UNIT with 2 PARKING SPOTS in BEAUTIFUL LAKEVIEW TERRACE for ADULT LIVING (45+)! A great location with Therien Lake, walking trails and beautiful parks only steps away! The unit is complemented by the amenities-elevator, social room, fitness room, wood-working room and secure entry. Also included are 2 PARKING SPOTS-1 in the HEATED PARKADE (you never have to face the elements) and 1 exterior with plug-in beside complex. This unit features a spacious, open design with kitchen/dining/living room and an office area too. The large master bedroom features 2 large closets, room enough for a king size bed and features a 2 pc ensuite. There are many large closets throughout incl. pantry and a separate laundry/storage room. The patio doors lead you to the 25' balcony with duradeck with a convenient storage room at one end. The grounds & complex are kept beautifully! Well-managed complex! Leave the work behind and enjoy carefree living! It's all here for you!

Built in 2015

### **Essential Information**

MLS® # E4428983

Price \$209,000



Bedrooms	2
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,012
Acres	0.00
Year Built	2015
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Multi Level Apartment
Status	Active

### Community Information

Address	405 4614a Lakeshore Drive
Area	St. Paul Town
Subdivision	St. Paul Town
City	St. Paul Town
County	ALBERTA
Province	AB
Postal Code	T0A 3A3

### Amenities

Amenities	Air Conditioner, Exercise Room, Intercom, No Animal Home, No Smoking Home, Parking-Visitor, Security Door, Social Rooms, Sprinkler System-Fire, Sprinkler Sys-Underground, Storage-In-Suite, Vinyl Windows, Workshop
Parking Spaces	2
Parking	Heated, Parkade, See Remarks

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioner-Window, Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Baseboard, Hot Water, Natural Gas
# of Stories	4
Stories	4
Has Basement	Yes
Basement	None, No Basement

**Exterior**

Exterior	Wood, Vinyl
Exterior Features	Landscaped, Park/Reserve, Playground Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	April 3rd, 2025
Days on Market	32
Zoning	Zone 60
Condo Fee	\$409

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Listing information last updated on May 4th, 2025 at 9:31pm MDT