

# \$543,199 - 310 Jensen Lakes Boulevard, St. Albert

MLS® #E4430082

**\$543,199**

3 Bedroom, 2.50 Bathroom, 1,668 sqft  
Single Family on 0.00 Acres

Jensen Lakes, St. Albert, AB

Welcome to the "Brooklyn" built by the award-winning builder Pacesetter homes and is located in the heart of Jensen Lakes. The Brooklyn model is 1,648 square feet and has a stunning floorplan with plenty of open space. Three bedrooms and two-and-a-half bathrooms are laid out to maximize functionality, making way for a spacious bonus room area, upstairs laundry, and an open to above staircase. The kitchen has an L-shaped design that includes a large island which is next to a sizeable nook and great room with stunning 3 panel windows. Close to all amenities and easy access to the Anthony Henday and St Albert trail. \*\*\* Photos are from a previously built home which is the same lay out but the finishing's and colors will vary home is under construction and slated to be completed by October of 2025 \*\*\*

Built in 2025

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4430082  |
| Price          | \$543,199 |
| Bedrooms       | 3         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,668     |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 2025                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 310 Jensen Lakes Boulevard |
| Area        | St. Albert                 |
| Subdivision | Jensen Lakes               |
| City        | St. Albert                 |
| County      | ALBERTA                    |
| Province    | AB                         |
| Postal Code | T8N 7Z4                    |

### Amenities

|           |                          |
|-----------|--------------------------|
| Amenities | See Remarks              |
| Parking   | Parking Pad Cement/Paved |

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Appliances        | See Remarks               |
| Heating           | Forced Air-1, Natural Gas |
| Stories           | 2                         |
| Has Basement      | Yes                       |
| Basement          | Full, Unfinished          |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stone, Vinyl   |
| Exterior Features | Airport Nearby, Golf Nearby, Park/Reserve, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stone, Vinyl   |
| Foundation        | Concrete Perimeter   |

### Additional Information

|             |                 |
|-------------|-----------------|
| Date Listed | April 8th, 2025 |
|-------------|-----------------|

Days on Market     25  
Zoning                Zone 24  
HOA Fees            720  
HOA Fees Freq.    Annually

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Listing information last updated on May 3rd, 2025 at 10:02am MDT