

Courtesy Of Chris K Karampelas Of MaxWell Polaris

## \$783,900 - 14 Cloutier Close, St. Albert

MLS® #E4439322

**\$783,900**

4 Bedroom, 2.50 Bathroom, 2,578 sqft

Single Family on 0.00 Acres

ChÃ©rot, St. Albert, AB

Introducing the "Carbon" by award-winning builder Justin Gray Homes, in the beautifully curated French Country colour palette. Nearly 2600 sqft, this home is thoughtfully designed for growing families & nestled on a 30â€™™ pocket lot in St. Albertâ€™™s 2025 Best New Community, near future schools & rec center. With an open concept main floor, enjoy a sunlit great rm w/cozy GAS FIREPLACE, den/office w/frosted glass doors, & a stylish 1/2 bath. Through JG'S signature ARCHED pantry, step into the chef inspired kitchen feat. custom DOVE-TAILED cabinetry & a spacious island ideal for entertaining. Upstairs, find 4 generous bedrms, BONUS rm, & convenient upstairs laundry. The main bath includes DUAL SINKS & a clever POCKET DOOR separating the vanity from the bath/toilet, making busy mornings a breeze. The serene primary retreat has a large WIC & a luxurious 5PC SPA-LIKE ensuite w/soaker tub & water closet. Complete w/OVERSIZED dbl car garage w/drain. Call this home! \*Photos of similar model, finishes/layout may differ\*



Built in 2025

### Essential Information

MLS® # E4439322

Price \$783,900

Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,578
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	14 Cloutier Close
Area	St. Albert
Subdivision	ChÃ©rot
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8T 2C9

### Amenities

Amenities	On Street Parking, Ceiling 9 ft., Closet Organizers, Detectors Smoke, Hot Water Tankless, No Animal Home, No Smoking Home, Smart/Program. Thermostat, See Remarks, HRV System, 9 ft. Basement Ceiling
Parking Spaces	4
Parking	Double Garage Attached

### Interior

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

### Exterior

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

**Additional Information**

Date Listed	May 29th, 2025
Days on Market	9
Zoning	Zone 24

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on June 7th, 2025 at 6:32am MDT