

## \$259,900 - 324 78a Mckenney Avenue, St. Albert

MLS® #E4431704

**\$259,900**

2 Bedroom, 2.00 Bathroom, 1,125 sqft

Condo / Townhouse on 0.00 Acres

Mission (St. Albert), St. Albert, AB

Welcome to this beautifully maintained 2 bed, 2 bath condo in the heart of St. Albert! Ideally located near shopping, restaurants, parks, and scenic walking trails, this third-floor unit offers comfort and convenience. Enjoy the cozy corner gas fireplace, central A/C, and a private balcony—perfect for relaxing. The spacious layout includes a large in-suite laundry and storage room, a 3-pc ensuite off the primary bedroom, and a second full 4-pc bathroom. All appliances are included, plus recent upgrades like new windows and doors add peace of mind. Condo fees cover heat, water, and gas, and the building is fibre optic-ready for lightning-fast internet. You™ll love the extras: a titled underground parking stall with storage locker, games room, social room, guest suite, and gym. A true gem...with a quick possession date available!

Built in 2004

### Essential Information

MLS® #	E4431704
Price	\$259,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,125
Acres	0.00



Year Built	2004
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### Community Information

Address	324 78a Mckenney Avenue
Area	St. Albert
Subdivision	Mission (St. Albert)
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 7E6

### Amenities

Amenities	Air Conditioner, Deck, Detectors Smoke, Exercise Room, Guest Suite, Intercom, No Animal Home, No Smoking Home, Parking-Extra, Parking-Visitor, Party Room, Social Rooms, Sprinkler System-Fire, Storage-In-Suite, Storage Cage
Parking	Heated, Parkade, Underground

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Hot Water, Natural Gas
Fireplace	Yes
Fireplaces	Corner
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### Exterior

Exterior	Wood, Stone, Stucco
Exterior Features	Playground Nearby, Private Setting, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stone, Stucco

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      April 18th, 2025  
Days on Market                12  
Zoning                              Zone 24  
Condo Fee                        \$595

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