

## \$194,900 - 204 160 Kingswood Boulevard, St. Albert

MLS® #E4444199

**\$194,900**

1 Bedroom, 1.00 Bathroom, 831 sqft

Condo / Townhouse on 0.00 Acres

Kingswood, St. Albert, AB

Welcome to this bright and spacious 55+ apartment condo in the desirable community of Kingswood, St. Albert! This well-maintained 830 sq ft unit features an inviting open layout with open kitchen that flows seamlessly into the dining area. Enjoy rich cabinetry, ample cupboard space & some newer SS appliances—perfect for preparing meals & entertaining with ease. The home includes one large bedroom, a full 4-piece bathroom (with access from primary) a versatile den for office/hobby use & convenient in-suite stacked laundry. The sunny south-facing balcony fills the space with natural light & offers a peaceful place to relax. The well-managed building boasts a wide range of amenities including a guest suite, social room, craft room, book nook, & more. It also features underground parking & is fully wheelchair accessible. Located close to public transportation, Servus Place, walking trails, this condo offers comfort, community & convenience in a fantastic location. A perfect place to call home!

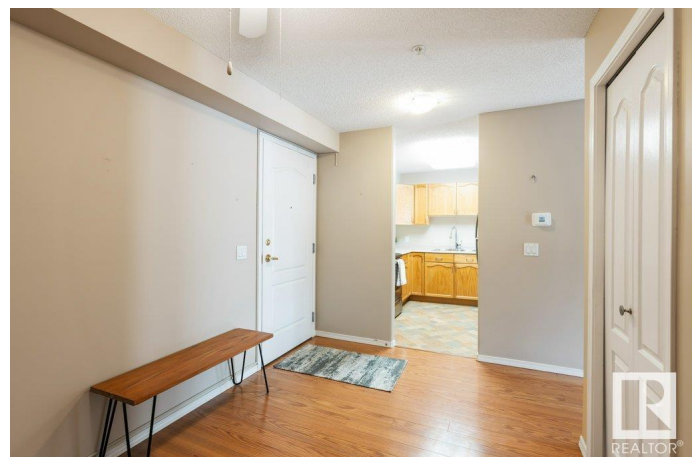
Built in 2000

### Essential Information

MLS® # E4444199

Price \$194,900

Bedrooms 1



|                |                        |
|----------------|------------------------|
| Bathrooms      | 1.00                   |
| Full Baths     | 1                      |
| Square Footage | 831                    |
| Acres          | 0.00                   |
| Year Built     | 2000                   |
| Type           | Condo / Townhouse      |
| Sub-Type       | Lowrise Apartment      |
| Style          | Single Level Apartment |
| Status         | Active                 |

### Community Information

|             |                             |
|-------------|-----------------------------|
| Address     | 204 160 Kingswood Boulevard |
| Area        | St. Albert                  |
| Subdivision | Kingswood                   |
| City        | St. Albert                  |
| County      | ALBERTA                     |
| Province    | AB                          |
| Postal Code | T8N 6Z2                     |

### Amenities

|           |                                                  |
|-----------|--------------------------------------------------|
| Amenities | Deck, Parking-Visitor, Social Rooms, See Remarks |
| Parking   | Stall, Underground                               |

### Interior

|              |                                                                                                           |
|--------------|-----------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Oven-Microwave, Refrigerator, Stacked Washer/Dryer, Stove-Electric, Window Coverings |
| Heating      | In Floor Heat System, Natural Gas                                                                         |
| # of Stories | 3                                                                                                         |
| Stories      | 1                                                                                                         |
| Has Basement | Yes                                                                                                       |
| Basement     | None, No Basement                                                                                         |

### Exterior

|                   |                                        |
|-------------------|----------------------------------------|
| Exterior          | Wood, Brick, Vinyl                     |
| Exterior Features | Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles                       |
| Construction      | Wood, Brick, Vinyl                     |
| Foundation        | Concrete Perimeter                     |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 25th, 2025 |
| Days on Market | 89              |
| Zoning         | Zone 24         |
| Condo Fee      | \$642           |

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 September 22nd, 2025 at 11:47pm MDT