

# \$866,132 - 8 Cloutier Close, St. Albert

MLS® #E4436189

**\$866,132**

3 Bedroom, 2.50 Bathroom, 2,298 sqft  
Single Family on 0.00 Acres

ChÃ©rot, St. Albert, AB

This home will be constructed on a walkout basement. Completion is expected in April 2026. The Priya model brings flair throughout the home with a flex room right off the front foyer & a walk-through mudroom & pantry off the double car garage. Discover the open-concept kitchen with an island that overlooks the dining area & stunning open-to-below great room. Upstairs you will find two bedrooms, a full bathroom, a central bonus room, spacious laundry room, & a large primary suite. Walk through double doors lead to the primary bedroom that's accompanied by a walk-in closet & luxury 4-piece ensuite.



Built in 2025

**Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | E4436189               |
| Price          | \$866,132              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,298                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |

|        |          |
|--------|----------|
| Style  | 2 Storey |
| Status | Active   |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 8 Cloutier Close |
| Area        | St. Albert       |
| Subdivision | ChÃ©rot          |
| City        | St. Albert       |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T8N 0R6          |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | See Remarks            |
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Appliances        | None                      |
| Heating           | Forced Air-1, Natural Gas |
| Fireplace         | Yes                       |
| Fireplaces        | Insert                    |
| Stories           | 2                         |
| Has Basement      | Yes                       |
| Basement          | Full, Unfinished          |

### Exterior

|                   |                                                           |
|-------------------|-----------------------------------------------------------|
| Exterior          | Wood, Composition, Fiber Cement, Stone                    |
| Exterior Features | Park/Reserve, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                          |
| Construction      | Wood, Composition, Fiber Cement, Stone                    |
| Foundation        | Concrete Perimeter                                        |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 12th, 2025 |
| Days on Market | 186            |
| 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 November 14th, 2025 at 5:18pm MST