

## \$1,089,000 - 63 Jubilation Drive, St. Albert

MLS® #E4445197

**\$1,089,000**

3 Bedroom, 3.00 Bathroom, 2,982 sqft

Single Family on 0.00 Acres

Jensen Lakes, St. Albert, AB

BACKING ON GREEN SPACE....Welcome to Jensen Lakes private beach club and 2835 - 2 story home with Triple garage. Exterior with Acrylic Stucco and Premium Shakes. The moment you walk In- You will see why this one is luxury at its finest. Heated Floors in Master Ensuite Floor. Herrinbone Hardwood. Gourmet kitchen with touch ceiling cabinets and roughed in for built in appliances. Waterfall island with Quartz countertops and Butler's pantry. Glass panel cabinets in kitchen. All floors 9 ft. Great room is open to above and showcases linear electric fireplace with Porcelain Tiles all the way to the ceiling. Spacious dining area with huge windows creates a bright and warm environment. Maple handrails with glass to the upper level. Open Bonus room with full wall TV Unit and 3 large bedrooms up. Primary suite with the most amazing ensuite - custom shower and free standing Soaker tub. Home is under construction and estimated to be completed end of March 2025. Black windows with Triple pane. Expect to be impressed!

Built in 2025

### Essential Information

|        |             |
|--------|-------------|
| MLS® # | E4445197    |
| Price  | \$1,089,000 |



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 2,982                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 63 Jubilation Drive |
| Area        | St. Albert          |
| Subdivision | Jensen Lakes        |
| City        | St. Albert          |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T8N 7W7             |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | Ceiling 9 ft.          |
| Parking Spaces | 6                      |
| Parking        | Triple Garage Attached |

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Appliances        | Garage Opener, Hood Fan   |
| Heating           | Forced Air-1, Natural Gas |
| Fireplaces        | Mantel                    |
| Stories           | 2                         |
| Has Basement      | Yes                       |
| Basement          | Full, Unfinished          |

### Exterior

|                   |                                                                                                                |
|-------------------|----------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Stucco, Hardie Board Siding                                                                       |
| Exterior Features | Beach Access, Fenced, Flat Site, Level Land, Not Fenced, Park/Reserve, Playground Nearby, Schools, See Remarks |
| Roof              | Asphalt Shingles                                                                                               |

|              |                                          |
|--------------|------------------------------------------|
| Construction | Wood, Stone, Stucco, Hardie Board Siding |
| Foundation   | Concrete Perimeter                       |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | July 1st, 2025 |
| Days on Market | 33             |
| Zoning         | Zone 24        |
| HOA Fees       | 400            |
| HOA Fees Freq. | Annually       |

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Listing information last updated on August 3rd, 2025 at 7:47am MDT