

# **\$673,700 - 8 Burnham Avenue, St. Albert**

MLS® #E4446508

**\$673,700**

3 Bedroom, 2.00 Bathroom, 1,625 sqft

Single Family on 0.00 Acres

Braeside, St. Albert, AB

Welcome to the Lorne and Marguerite Akins Residence – a municipally designated historic landmark built in 1937. This beautifully preserved Arts and Crafts–style two-storey home blends timeless character with modern updates for today’s living. Originally constructed by Lorne and Marguerite Akins, it offers a rare opportunity to own a meaningful piece of St. Albert’s heritage. The current owner has restored the home with care, maintaining its original charm while upgrading essential systems. Modern improvements include all-new PEX plumbing, a fully updated 100-amp electrical service, and energy-efficient vinyl windows selected to preserve the home’s historic look while enhancing comfort and insulation. Every detail reflects a deep respect for the home's legacy, from the preserved millwork to the thoughtfully integrated upgrades. This is more than just a home. It's a living piece of history offering warmth, character, and unmatched architectural beauty.

Built in 1937

## **Essential Information**

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Price \$673,700

Bedrooms 3



Bathrooms	2.00
Full Baths	2
Square Footage	1,625
Acres	0.00
Year Built	1937
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	8 Burnham Avenue
Area	St. Albert
Subdivision	Braeside
City	St. Albert
County	ALBERTA
Province	AB
Postal Code	T8N 0A7

### Amenities

Amenities	Deck, Fire Pit, Front Porch
Parking Spaces	2
Parking	2 Outdoor Stalls, Front Drive Access

### Interior

Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Asphalt
Exterior Features	Environmental Reserve, Low Maintenance Landscape, No Back Lane, Public Transportation
Roof	Asphalt Shingles
Construction	Wood, Asphalt

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      July 8th, 2025

Days on Market                7

Zoning                            Zone 24

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