

# \$539,900 - 488 Edgemont Drive, Edmonton

MLS® #E4412280

**\$539,900**

3 Bedroom, 2.50 Bathroom, 1,781 sqft  
Single Family on 0.00 Acres

Edgemont (Edmonton), Edmonton, AB

Step right into the Alder, our lavish split level model. Designed with open concept living in mind, the main floor boasts a grand great room with plenty of space to entertain and gather. Continue through your cozy dining nook to reach the thoughtfully crafted level 1 kitchen which can accommodate the addition of a 9' island, perfect for hosting friends and family! Upstairs, there is an impressive primary suite with dual sinks and a bonus room for everyone to enjoy. The basement is already roughed in for a 2 bedroom suite, and comes complete with an exterior side entrance to the basement.

Built in 2024

## Essential Information

MLS® #	E4412280
Price	\$539,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,781
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family



Style	2 Storey
Status	Active

### Community Information

Address	488 Edgemont Drive
Area	Edmonton
Subdivision	Edgemont (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 1J8

### Amenities

Amenities	Off Street Parking, See Remarks
Parking	Parking Pad Cement/Paved

### Interior

Interior Features	ensuite bathroom
Appliances	See Remarks
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	October 31st, 2024
Days on Market	134
Zoning	Zone 57

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 March 14th, 2025 at 2:33pm MDT