

## \$659,900 - 2009 Flycatcher Pt, Edmonton

MLS® #E4418927

**\$659,900**

4 Bedroom, 3.00 Bathroom, 2,213 sqft  
Single Family on 0.00 Acres

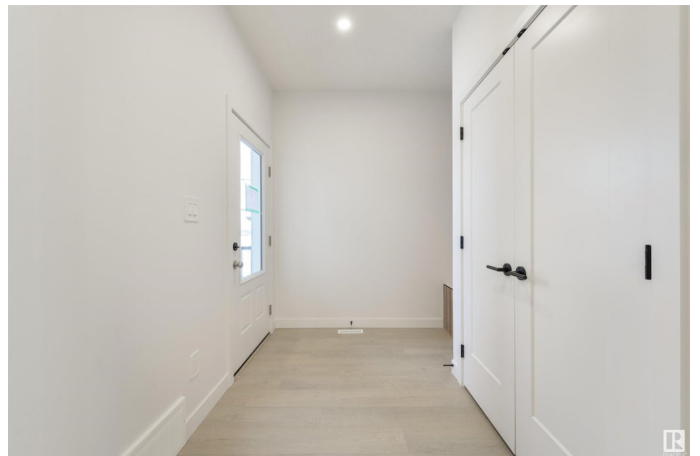
Kinglet Gardens, Edmonton, AB

Welcome to the sought after neighborhood of Kinglet Gardens. This custom built 4 bedroom two story home by CraftBuilt was thoughtfully designed with high end finishes throughout. At more than 2200 sq. ft. of living space, this home features an open concept design with LVP, quartz countertops and a vaulted living room. The main floor was designed for entertaining with its large chefs kitchen and floor to ceiling custom fireplace wall. Large windows are found throughout, allowing for tons of natural light. The main floor bedroom and full bathroom is conveniently tucked away near the front of the house. Upstairs you will find a large master bedroom with spa-inspired ensuite and walk-in closet. There is a large bonus room, two more bedrooms, a 4 piece bath, and laundry on the second floor. Home comes with window coverings with one being motorized in the living room. Great location with quick access the the Yellowhead and Henday.

Built in 2024

### Essential Information

MLS® #	E4418927
Price	\$659,900
Bedrooms	4
Bathrooms	3.00



Full Baths	3
Square Footage	2,213
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	2009 Flycatcher Pt
Area	Edmonton
Subdivision	Kinglet Gardens
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5S 0T3

### **Amenities**

Amenities	See Remarks
Parking	Double Garage Attached

### **Interior**

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

### **Exterior**

Exterior	Wood, Stone
Exterior Features	See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stone
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	January 22nd, 2025
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Days on Market 86

Zoning Zone 59

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Listing information last updated on April 18th, 2025 at 5:47pm MDT