

## \$950,000 - 3532 Keswick Boulevard, Edmonton

MLS® #E4438422

**\$950,000**

5 Bedroom, 4.50 Bathroom, 2,826 sqft

Single Family on 0.00 Acres

Keswick Area, Edmonton, AB

Welcome to this stunning custom-built 2-storey by Hillview Master Builder in prestigious Keswick on the River. This 2,862 sq ft plus 1358 sf basement home backs onto a tranquil park and offers 5 bedrooms, including one with an ensuite on the main floor, and a fully finished basement for added living space. Enjoy 10' ceilings, an open-concept great room with a feature fireplace, and a chef's kitchen with high-end finishes and a large island. The upper level features a spacious bonus room, luxurious primary suite with spa-inspired ensuite, and two additional bedrooms. Thoughtfully upgraded throughout with elegant details, this home combines style, comfort, and function. Situated on one of the community's most desirable boulevards, with quick access to trails, schools, and amenities—this is refined living in one of Edmonton's top neighbourhoods.

Built in 2017

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4438422  |
| Price      | \$950,000 |
| Bedrooms   | 5         |
| Bathrooms  | 4.50      |
| Full Baths | 4         |
| Half Baths | 1         |



|                |                        |
|----------------|------------------------|
| Square Footage | 2,826                  |
| Acres          | 0.00                   |
| Year Built     | 2017                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 3532 Keswick Boulevard |
| Area        | Edmonton               |
| Subdivision | Keswick Area           |
| City        | Edmonton               |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T6W 0S5                |

### Amenities

|                |   |
|----------------|---|
| Amenities      | Detectors Smoke, Exterior Walls- 2"x6", Patio |
| Parking Spaces | 4   |
| Parking        | Double Garage Attached, Insulated, Over Sized |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Gas, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas  |
| Fireplace         | Yes  |
| Fireplaces        | Tile Surround  |
| Stories           | 3  |
| Has Basement      | Yes  |
| Basement          | Full, Finished   |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Fiber Cement, Stone   |
| Exterior Features | Airport Nearby, Fenced, Flat Site, Golf Nearby, Landscaped, Low Maintenance Landscape, Park/Reserve, Playground Nearby, Shopping Nearby |

|              |                           |
|--------------|---------------------------|
| Roof         | Asphalt Shingles          |
| Construction | Wood, Fiber Cement, Stone |
| Foundation   | Concrete Perimeter        |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 24th, 2025 |
| Days on Market | 23             |
| Zoning         | Zone 56        |
| HOA Fees       | 350            |
| HOA Fees Freq. | Annually       |

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Listing information last updated on June 16th, 2025 at 8:17pm MDT