

## \$544,500 - 370 Edgemont Road, Edmonton

MLS® #E4464546

### \$544,500

3 Bedroom, 2.50 Bathroom, 1,944 sqft

Single Family on 0.00 Acres

Edgemont (Edmonton), Edmonton, AB

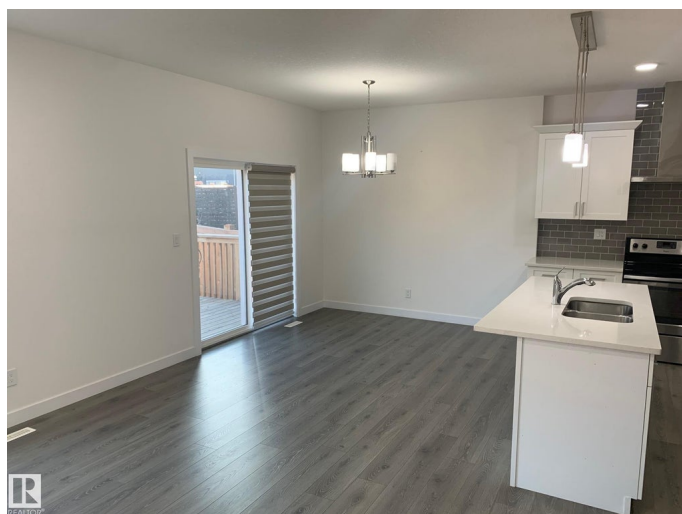
3 bedroom - 2 1/2 bath 2 storey with fantastic location across from Edgemont ravines has plenty to offer. 1943 square foot home with open living concept with 3 generous sized bedrooms. Upper level features laundry room, bonus room, large primary bedroom with walk in closet and ensuite with 2 sinks and soaker tub. Partially framed basement, side entrance to the house and double attached garage completes this family home.

Built in 2021

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4464546               |
| Price          | \$544,500              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,944                  |
| Acres          | 0.00                   |
| Year Built     | 2021                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information



|             |                     |
|-------------|---------------------|
| Address     | 370 Edgemont Road   |
| Area        | Edmonton            |
| Subdivision | Edgemont (Edmonton) |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6M 0Y4             |

### **Amenities**

|           |                                                 |
|-----------|-------------------------------------------------|
| Amenities | Ceiling 9 ft., Deck, Vinyl Windows, See Remarks |
| Parking   | Double Garage Attached                          |

### **Interior**

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

### **Exterior**

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                                 |
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                   |
| Construction      | Wood, Brick, Vinyl                                                 |
| Foundation        | Concrete Perimeter                                                 |

### **Additional Information**

|                 |                    |
|-----------------|--------------------|
| Date Listed     | November 1st, 2025 |
| Days on Market  | 3                  |
| Zoning          | Zone 57            |
| RE / Bank Owned | Yes                |

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 November 4th, 2025 at 10:02am MST