

## \$634,888 - N/A, Edmonton

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MLS® #E4462093

### \$634,888

5 Bedroom, 3.00 Bathroom, 2,637 sqft

Single Family on 0.00 Acres

Carlton, Edmonton, AB

Welcome to this beautiful 5 bedroom home with an oversized triple car insulated garage. 2,637sq ft of living space with a partially framed basement that can potentially offer an additional 3 bedrooms giving you a total of 9 bedrooms. Extensive use of hardwood throughout the home including the stairs. Granite countertops. Master bedroom is extremely spacious and even has a jacuzzi. Big fenced lot with an extra wide driveway to accommodate all your friends. 2 central air conditioners for the warm summer days. Extra bright living room and family room with perfect sized windows. Home is in great condition and ready for your family. Don't miss out on this amazing opportunity.

Built in 2007

### Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | E4462093      |
| Price          | \$634,888     |
| Bedrooms       | 5             |
| Bathrooms      | 3.00          |
| Full Baths     | 3             |
| Square Footage | 2,637         |
| Acres          | 0.00          |
| Year Built     | 2007          |
| Type           | Single Family |



|          |                        |
|----------|------------------------|
| Sub-Type | Detached Single Family |
| Style    | 2 Storey               |
| Status   | Active                 |

### Community Information

|             |          |
|-------------|----------|
| Address     | N/A      |
| Area        | Edmonton |
| Subdivision | Carlton  |
| City        | Edmonton |
| County      | ALBERTA  |
| Province    | AB       |
| Postal Code | T6V 0B9  |

### Amenities

|           |                                                                                                        |
|-----------|--------------------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Ceiling 9 ft., Exterior Walls- 2"x6", Television Connection, Vacuum System-Roughed-In |
| Parking   | Triple Garage Attached                                                                                 |

### Interior

|                   |                                                                                                                                   |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                  |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Countertop Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                         |
| Stories           | 2                                                                                                                                 |
| Has Basement      | Yes                                                                                                                               |
| Basement          | None, Unfinished                                                                                                                  |

### Exterior

|                   |                                                                                  |
|-------------------|----------------------------------------------------------------------------------|
| Exterior          | Concrete, Stucco                                                                 |
| Exterior Features | Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                 |
| Construction      | Concrete, Stucco                                                                 |
| Foundation        | Concrete Perimeter                                                               |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 15th, 2025 |
| Days on Market | 20                 |
| Zoning         | Zone 27            |

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Listing information last updated on November 4th, 2025 at 5:32pm MST