

Courtesy Of Kris Trajano Of RE/MAX River City

\$467,000 - 4073 Allan Crescent, Edmonton

MLS® #E4425434

\$467,000

3 Bedroom, 2.50 Bathroom, 1,510 sqft
Single Family on 0.00 Acres

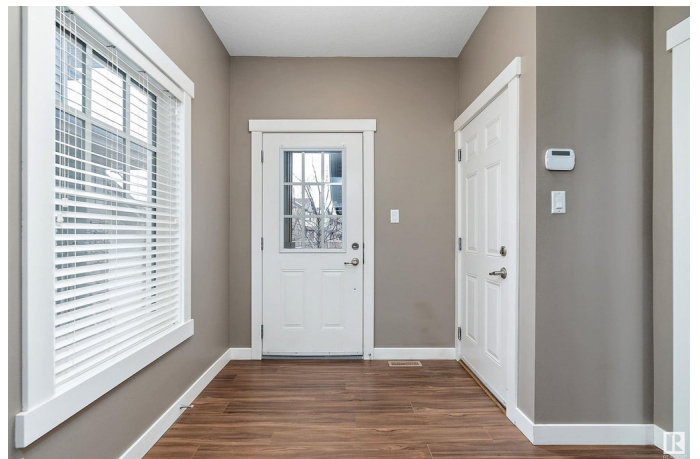
Ambleside, Edmonton, AB

Welcome home to this spacious duplex in the highly sought-after Ambleside community! Conveniently located near shops, entertainment, restaurants & schools, this 1,510 sf home offers much more than a humble abode! Upon entry, youâ€™re greeted by a walk-in coat closet before stepping into the bright open-concept living space. The U-shaped chef's kitchen provides ample counter space w/ S/S appliances, plenty of cupboard space & also incl a walk-in pantry behind a frosted glass door. Enjoy meals in the dining area overlooking the living room that features a warm, stone-surround F/P. The main floor's private 1/2 bath is finished w/ an accent wall of subway tile for a modern flair. Upstairs, youâ€™ll find two generously sized bdrms plus a spacious primary w/ a 4pc ensuite & walk-in closet. Also on the upper level, a 4pc main bath & stacked laundry closet. An unspoiled basement awaits your personal touch. This home also offers a dbl attached garage & fully fenced, landscaped yard. A move-in ready, must-see home!

Built in 2013

Essential Information

| | |
|--------|-----------|
| MLS® # | E4425434 |
| Price | \$467,000 |



| | |
|----------------|---------------|
| Bedrooms | 3 |
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,510 |
| Acres | 0.00 |
| Year Built | 2013 |
| Type | Single Family |
| Sub-Type | Half Duplex |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|---------------------|
| Address | 4073 Allan Crescent |
| Area | Edmonton |
| Subdivision | Ambleside |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6W 2J9 |

Amenities

| | |
|-----------|------------------------|
| Amenities | Deck |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Freezer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Mantel, Stone Facing |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stone, Vinyl |
| Exterior Features | Airport Nearby, Fenced, Golf Nearby, Landscaped, Park/Reserve, |

| | |
|--------------|---|
| | Playground Nearby, Public Transportation, Schools |
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

Date Listed March 13th, 2025

Days on Market 24

Zoning Zone 56

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Listing information last updated on April 6th, 2025 at 4:02pm MDT