

Courtesy Of Mina D Gayed Of Mozaic Realty Group

## \$439,900 - 1357 Erker Crescent, Edmonton

MLS® #E4437132

**\$439,900**

3 Bedroom, 2.50 Bathroom, 1,615 sqft  
Single Family on 0.00 Acres

Edgemont (Edmonton), Edmonton, AB

**PRIME LOCATION!** Welcome to this beautifully maintained 3 bed, 2.5 bath home on a quiet crescent in the highly sought-after community of Edgemont. Offering 1,615 sq.ft, this home is loaded with value! Enjoy 9-ft ceilings, Central A/C, & oversized windows that flood the space with natural light. The main floor features a spacious living area, stunning white kitchen with large island & pantry, and a dining area overlooking your private deck & yard with no rear neighbors! Fully fenced and beautifully landscaped yard with included pergola & stone patio. The upgraded oversized garage with an oversized door adds even more convenience. Upstairs offers a versatile bonus room, 2nd floor laundry, two large bedrooms, & a generous primary suite with walk-in closet & ensuite. Partially finished basement includes a workspace and has potential for a separate entry.. Located steps from shopping, transit, and quick access to Anthony Henday. This home is loaded with value—a true rare find in a family-friendly community!

Built in 2020

### Essential Information

MLS® # E4437132

Price \$439,900



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,615
Acres	0.00
Year Built	2020
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### **Community Information**

Address	1357 Erker Crescent
Area	Edmonton
Subdivision	Edgemont (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 1J4

### **Amenities**

Amenities	Air Conditioner, Ceiling 9 ft., Deck, Smart/Program. Thermostat, Vinyl Windows, HRV System
Parking Spaces	2
Parking	Over Sized, Single Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

### **Exterior**

Exterior	Wood, Vinyl
----------	-------------

Exterior Features	Fenced, Landscaped, Low Maintenance Landscape, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed            May 17th, 2025

Zoning                 Zone 57

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 May 17th, 2025 at 8:17pm MDT