

## \$460,000 - 9210 Scott Lane, Edmonton

MLS® #E4448803

**\$460,000**

3 Bedroom, 2.50 Bathroom, 1,406 sqft

Single Family on 0.00 Acres

South Terwillegar, Edmonton, AB

Nestled on a quiet street in the heart of South Terwillegar, this beautifully maintained 2-storey single-family home offers the perfect blend of comfort and function. With over 1,400 sqft of thoughtfully designed living space, this home features 3 bedrooms, 2.5 bathrooms, and a spacious backyard ideal for summer BBQs, gardening, or letting the kids and pets run free. Step inside to find a warm, inviting layout complemented by newer appliances, a bright kitchen, and a cozy living space that makes entertaining easy. Upstairs, the primary suite includes a walk-in closet and ensuite, while two additional bedrooms offer flexibility for a growing family or home office setup. Located in a family-friendly neighborhood close to schools, parks, trails, and all the amenities of Windermere and Terwillegar Towne, this is the home you've been waiting for. - Quiet neighborhood - Large yard with room to play or relax - Move-in ready with modern appliances - Easy access to Rabbit Hill, Henday and public transit.

Built in 2006

### Essential Information

MLS® # E4448803

Price \$460,000

Bedrooms 3



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,406                  |
| Acres          | 0.00                   |
| Year Built     | 2006                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 9210 Scott Lane   |
| Area        | Edmonton          |
| Subdivision | South Terwillegar |
| City        | Edmonton          |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T6R 0E7           |

### Amenities

|           |   |
|-----------|---|
| Amenities | Carbon Monoxide Detectors, Deck, Hot Water Natural Gas, Smart/Program. Thermostat |
| Parking   | Double Garage Detached  |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas   |
| Fireplace         | Yes   |
| Fireplaces        | None  |
| Stories           | 2   |
| Has Basement      | Yes   |
| Basement          | Full, Unfinished  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Airport Nearby, Back Lane, Fenced, Flat Site, Golf Nearby, Landscaped, |

Public Transportation, Schools, Shopping Nearby

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 19th, 2025 |
| Days on Market | 7               |
| Zoning         | Zone 14         |

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