

## \$719,000 - 643 Eagleson Crescent, Edmonton

MLS® #E4445833

**\$719,000**

3 Bedroom, 2.50 Bathroom, 2,228 sqft

Single Family on 0.00 Acres

Edgemont (Edmonton), Edmonton, AB

This beautifully designed two-storey home offers modern living with unmatched privacy, backing onto a tranquil ravine and walking path with sunny South exposure. Enjoy the outdoors from the two-tiered composite deck overlooking lush green space. Inside, the main floor features durable vinyl plank flooring, a bright open-concept kitchen, dining, living area, a 2-piece bath, walkthrough pantry, Central A/C & access to the double attached garage. Upstairs, you'll find a spacious bonus room, two generously sized bedrooms, a 4-piece bathroom & a stunning primary retreat with ravine views, walk-in closet, double sinks, a walk-in shower & a luxurious standalone tub. The basement is unfinished with large windows and ready for future development. Located in the desirable community of Edgemont, you'll enjoy easy access to schools, parks, shopping & major commuter routes, making this home as convenient as it is peaceful. A perfect blend of style, comfort, and nature in one of Edmonton's most vibrant neighbourhoods.

Built in 2021

### Essential Information

MLS® # E4445833

Price \$719,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,228
Acres	0.00
Year Built	2021
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	643 Eagleson Crescent
Area	Edmonton
Subdivision	Edgemont (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 0Z5

### Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Closet Organizers, Deck, Patio, Vinyl Windows, HRV System, 9 ft. Basement Ceiling
Parking Spaces	4
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Gas, Washer, TV Wall Mount, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Remote Control
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Backs Onto Park/Trees, Fenced, Low Maintenance Landscape, Playground Nearby, Ravine View, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	July 4th, 2025
Days on Market	3
Zoning	Zone 57

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Listing information last updated on July 7th, 2025 at 2:32pm MDT