

## \$619,900 - 5270 Kimball Crescent, Edmonton

MLS® #E4446013

**\$619,900**

3 Bedroom, 2.50 Bathroom, 2,016 sqft

Single Family on 0.00 Acres

Keswick Area, Edmonton, AB

Located on a quiet crescent in Keswick, this stylish 2 storey home is sure to impress! The main floor welcomes you with a nice entrance, new vinyl plank floors and hosts a front den, perfect for working from home! The open concept main living space has soaring 2 storey ceilings in the living room w/ tiled electric fireplace feature wall, large dining space & a beautiful white kitchen w/ gas stove, central island & a walk-through pantry. The pantry leads you to the mudroom w/ built in bench w/ access to your double garage. Upstairs you will find a central bonus room, the laundry pair, a 3 pce main bathroom, and 3 good sized bedrooms incl. the Primary Suite w/ stunning 5 pce ensuite & walk-in closet. The basement is unspoiled, but features a separate entrance w/ poured concrete sidewalk to the side door. The backyard is fully landscaped w/ a 2 tiered deck, and fully fenced for your convenience. Great SW Edmonton location, close to all amenities and new developments, with prime Anthony Henday access.

Built in 2021

### Essential Information

MLS® # E4446013

Price \$619,900

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,016
Acres	0.00
Year Built	2021
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	5270 Kimball Crescent
Area	Edmonton
Subdivision	Keswick Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 4Z3

### Amenities

Amenities	Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Exterior Walls-2"x6", No Smoking Home, Vinyl Windows
Parking Spaces	2
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Gas, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
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Exterior Features	Fenced, Flat Site, Landscaped, No Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	July 4th, 2025
Days on Market	24
Zoning	Zone 56

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Listing information last updated on July 28th, 2025 at 9:48am MDT