

## **\$585,000 - 5906 Edmonds Crescent, Edmonton**

MLS® #E4451092

**\$585,000**

3 Bedroom, 2.50 Bathroom, 2,052 sqft

Single Family on 0.00 Acres

Edgemont (Edmonton), Edmonton, AB

### **GREAT LOCATION & CURB APPEAL!**

Welcome to this attractive 2-storey home tucked away in the desirable community of Edgemont. Offering approx. 2,100 sq ft above grade, this home features 3 bedrooms, 3 baths, and a spacious bonus room with vaulted ceilings, custom built-ins, and plenty of natural light. The open-concept main floor features 9' ceilings, engineered hardwood, ceramic tile, and a captivating gas fireplace. The modern kitchen includes abundant cabinetry, granite countertops, stainless steel appliances, a designer hood fan, tile backsplash, and a walk-in pantry. Step outside to a fully landscaped and fenced backyard with a large cedar deck & gas BBQ line. Upstairs, you'll find a generous laundry room with built-in shelving and countertop. The primary suite offers a walk-in closet and a luxurious ensuite with a corner soaker tub and separate shower. Window coverings throughout. Conveniently located near parks, ravines, shopping, West Edmonton Mall, Costco, Anthony Henday, River Cree Casino, & more!

Built in 2014

### **Essential Information**

MLS® # E4451092

Price \$585,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,052                  |
| Acres          | 0.00                   |
| Year Built     | 2014                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 5906 Edmonds Crescent |
| Area        | Edmonton              |
| Subdivision | Edgemont (Edmonton)   |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T6M 0N9               |

### Amenities

|                |                                                                                                                  |
|----------------|------------------------------------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Ceiling 9 ft., Deck, Hot Water Tankless, No Smoking Home, Vinyl Windows, Natural Gas BBQ Hookup |
| 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-Electric, Washer, Window Coverings, TV Wall Mount |
| 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 | Fenced, Flat Site, Landscaped, No Back Lane, No Through Road, Park/Reserve, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                        |
| Construction      | Wood, Stone, Vinyl                                                                                                      |
| Foundation        | Concrete Perimeter                                                                                                      |

### **School Information**

|            |                       |
|------------|-----------------------|
| Elementary | Michael A. Kostek     |
| Middle     | S. Bruce Smith School |
| High       | Jasper Place          |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | August 3rd, 2025 |
| Days on Market | 10               |
| Zoning         | Zone 57          |
| HOA Fees       | 87.17            |
| HOA Fees Freq. | Annually         |

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 August 13th, 2025 at 2:32pm MDT