

## \$849,900 - 2250 Kelly Crescent, Edmonton

MLS® #E4452397

**\$849,900**

3 Bedroom, 2.50 Bathroom, 2,617 sqft

Single Family on 0.00 Acres

Keswick Area, Edmonton, AB

Better than new, this meticulously maintained Kanvi home in Keswick features 2600+ sq.ft. of modern luxury. Engineered hardwood floors, oversized windows, and a unique dual glass-walled office/den define the elegant interior. The gourmet kitchen offers a massive island, walk-through pantry, soft-close cabinetry, and premium appliances. A contemporary gas fireplace anchors the inviting great room. Custom millwork enhances both front & rear entries. Upstairs has a spacious bonus room, roomy bedrooms, laundry, and a primary suite w/ gas fireplace, walk-in closet & spa-inspired ensuite. Outdoors includes beautiful landscaping, hot tub, outdoor kitchen, and powered shed. Upgrades: A/C, heated garage, irrigation system, water softener, custom window coverings, & more. Exterior boasts black metal-clad windows, Hardie Board siding, stone & Longboard accents, plus aggregate driveway & sidewalk. Exceptional craftsmanship throughout.

Built in 2017

### Essential Information

MLS® # E4452397

Price \$849,900

Bedrooms 3



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,617                  |
| Acres          | 0.00                   |
| Year Built     | 2017                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 2250 Kelly Crescent |
| Area        | Edmonton            |
| Subdivision | Keswick Area        |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6W 3R9             |

### Amenities

|           |                                                                                                                  |
|-----------|------------------------------------------------------------------------------------------------------------------|
| Amenities | Ceiling 9 ft., Exterior Walls- 2"x6", Hot Water Natural Gas, Vinyl Windows, Vacuum System-Roughed-In, HRV System |
| Parking   | Double Garage Attached                                                                                           |

### Interior

|                   |                                                                                                     |
|-------------------|-----------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                    |
| Appliances        | Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Storage Shed, Stove-Gas, Washer |
| Heating           | Forced Air-1, Natural Gas                                                                           |
| Fireplace         | Yes                                                                                                 |
| Fireplaces        | Tile Surround                                                                                       |
| Stories           | 2                                                                                                   |
| Has Basement      | Yes                                                                                                 |
| Basement          | Full, Unfinished                                                                                    |

### Exterior

|                   |                                                  |
|-------------------|--------------------------------------------------|
| Exterior          | Wood, Fiber Cement, Stone                        |
| Exterior Features | Flat Site, Golf Nearby, Level Land, No Back Lane |

|              |                           |
|--------------|---------------------------|
| Roof         | Asphalt Shingles          |
| Construction | Wood, Fiber Cement, Stone |
| Foundation   | Concrete Perimeter        |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 11th, 2025 |
| Days on Market | 2                 |
| Zoning         | Zone 56           |

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Listing information last updated on August 13th, 2025 at 12:47pm MDT