

## \$499,900 - 3746 Weidle Crescent, Edmonton

MLS® #E4453004

**\$499,900**

3 Bedroom, 3.00 Bathroom, 1,531 sqft

Single Family on 0.00 Acres

Walker, Edmonton, AB

**\*\*WALKER LAKE\*\*SOUTH**

**EDMONTON\*\*WALKOUT LOT\*\*FINISHED**

**BASEMENT\*\*** main floor, upper floor, and finished basement. The main floor features a foyer, a spacious living area connected to a dining space, a kitchen with pantry access, a two-piece bathroom, and a mudroom. The upper floor includes a primary bedroom with a walk-in closet and en-suite, two additional bedrooms, a full bathroom, a laundry room, and multiple storage closets. The basement offers a large recreation room, a utility room, a storage area, and a two-piece bathroom. with well-defined areas for living, dining, and private bedrooms. The basement, is fully functional and designed for additional living or entertainment purposes.

Built in 2017

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4453004  |
| Price          | \$499,900 |
| Bedrooms       | 3         |
| Bathrooms      | 3.00      |
| Full Baths     | 2         |
| Half Baths     | 2         |
| Square Footage | 1,531     |
| Acres          | 0.00      |



|            |               |
|------------|---------------|
| Year Built | 2017          |
| Type       | Single Family |
| Sub-Type   | Half Duplex   |
| Style      | 2 Storey      |
| Status     | Active        |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 3746 Weidle Crescent |
| Area        | Edmonton             |
| Subdivision | Walker               |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T6E 5A6              |

### Amenities

|           |                                            |
|-----------|--------------------------------------------|
| Amenities | Carbon Monoxide Detectors, Detectors Smoke |
| Parking   | Double Garage Attached                     |

### Interior

|                   |                                                                                            |
|-------------------|--------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                           |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Hood Fan, Oven-Microwave, Refrigerator, Washer |
| Heating           | Forced Air-1, Natural Gas                                                                  |
| Stories           | 3                                                                                          |
| Has Basement      | Yes                                                                                        |
| Basement          | Full, Finished                                                                             |

### Exterior

|                   |                                                           |
|-------------------|-----------------------------------------------------------|
| Exterior          | Wood, Vinyl                                               |
| Exterior Features | Park/Reserve, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                          |
| Construction      | Wood, Vinyl                                               |
| Foundation        | Concrete Perimeter                                        |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 14th, 2025 |
| Days on Market | 3                 |
| Zoning         | Zone 53           |

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 17th, 2025 at 3:47pm MDT