

## \$859,999 - 1756 Tanager Close, Edmonton

MLS® #E4460299

**\$859,999**

4 Bedroom, 4.00 Bathroom, 2,255 sqft

Single Family on 0.00 Acres

Starling, Edmonton, AB

Modern custom-built walkout backing trees & trails! Bright open main floor with tile flooring, linear fireplace & patio doors to a covered, glass-railed deck. Designer kitchen features white cabinetry + navy island, quartz counters, subway backsplash, stainless appliances, and a large island with sink & built-in microwave. Dream laundry room with sink & builtin Cabinetry. The primary retreat offers a spa ensuite with a free-standing tub and oversized glass shower with a rain head. The walkout level extends your living space with access to a second covered patio and the yard. Oversized double Garage with floor drain, Quiet cul-de-sac in the Big Lake area—steps to pathways and parks, with quick access to the Henday, Yellowhead & St. Albert. Too many upgrades to list.

Built in 2018

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4460299  |
| Price          | \$859,999 |
| Bedrooms       | 4         |
| Bathrooms      | 4.00      |
| Full Baths     | 4         |
| Square Footage | 2,255     |
| Acres          | 0.00      |
| Year Built     | 2018      |



|          |                        |
|----------|------------------------|
| Type     | Single Family          |
| Sub-Type | Detached Single Family |
| Style    | 2 Storey               |
| Status   | Active                 |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 1756 Tanager Close |
| Area        | Edmonton           |
| Subdivision | Starling           |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T5S 0N2            |

### Amenities

|           |                                                                                                                                        |
|-----------|----------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | On Street Parking, Closet Organizers, Hot Water Natural Gas, No Animal Home, No Smoking Home, Walkout Basement, 9 ft. Basement Ceiling |
| Parking   | Double Garage Attached                                                                                                                 |

### Interior

|                   |                                                                                                                                       |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                      |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                             |
| Fireplace         | Yes                                                                                                                                   |
| Fireplaces        | Wall Mount                                                                                                                            |
| Stories           | 3                                                                                                                                     |
| Has Basement      | Yes                                                                                                                                   |
| Basement          | Full, Finished                                                                                                                        |

### Exterior

|                   |                                                                                                         |
|-------------------|---------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                             |
| Exterior Features | Backs Onto Park/Trees, Cul-De-Sac, Landscaped, Level Land, No Back Lane, Playground Nearby, Ravine View |
| Roof              | Asphalt Shingles                                                                                        |
| Construction      | Wood, Vinyl                                                                                             |
| Foundation        | Concrete Perimeter                                                                                      |

### Additional Information

Date Listed            October 1st, 2025

Days on Market      14

Zoning                Zone 59

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 October 15th, 2025 at 8:32am MDT