

Courtesy Of Darryl Locke Of Royal LePage Noralta Real Estate

# **\$524,000 - 3755 Alexander Crescent, Edmonton**

MLS® #E4142190

## **\$524,000**

4 Bedroom, 4.00 Bathroom, 1,966 sqft

Single Family on 0 Acres

Allard, Edmonton, AB

Welcome to this Stunning Sterling Built Home in the Desirable Family Friendly Community of Allard! This 4 bedroom, 3.5 bathroom, 1965 sq ft 2 storey comes complete with a Fully Finished Basement, hardwood/tile flooring, upgraded stainless steel appliances, espresso cabinets, corner tile surround gas fireplace, spacious bonus room, main floor laundry, and large double attached garage on a huge pie lot. Enjoy plenty of space to entertain family and friends with a large open floor plan featuring an elegant living room, chefs kitchen with island, plenty of cabinet/counter space, and large back deck/yard space. The Fully Finished Basement features a large rec room, spacious bedroom and beautiful 4pc bathroom. The upper level boasts the master suite with stunning 5pc ensuite, 2 spacious guest bedrooms, 4pc bathroom, and bonus room for those who enjoy family time. Situated near plenty of amenities with many future upcoming developments as well as easy access to the Henday, 41 Ave, and Hwy 2. Definite must see!

Built in 2011

## **Essential Information**

MLS® #	E4142190
Price	\$524,000
Bedrooms	4
Bathrooms	4.00



Full Baths	3
Half Baths	1
Square Footage	1,966
Acres	0.11
Year Built	2011
Type	Single Family
Sub-Type	Residential Detached Single Family
Style	2 Storey
Status	ACTIVE

### Community Information

Address	3755 Alexander Crescent
Area	Edmonton
Subdivision	Allard
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 0W6

### Amenities

Features	Deck, Detectors Smoke, No Animal Home, No Smoking Home, Vacuum System-Roughed-In, Air Conditioner, Carbon Monoxide Detectors, Programmable Thermostat
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior	Carpet, Ceramic Tile, Hardwood
Interior Features	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Oven-Microwave, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings, Air Conditioning-Central
Heating	Forced Air-1
Has Basement	Yes
Basement	Full, Fully Finished
Fireplace	Yes
Fireplaces	Gas, Corner, Tile Surround
# of Stories	3

### Exterior

Exterior	Vinyl, Stone
Exterior Features	Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Airport Nearby, Golf Nearby
Roof	Asphalt Shingles
Construction	Wood Frame
Foundation	Concrete

### **School Information**

Elementary	Dr. Lila Fahlman
Middle	Dr. Lila Fahlman
High	Harry Ainlay

### **Additional Information**

HOA Fees Freq.     Annually

Listing information last updated on June 19th, 2019 at 7:31pm MDT