

## \$619,900 - 5272 Kimball Crescent, Edmonton

MLS® #E4430398

**\$619,900**

3 Bedroom, 2.50 Bathroom, 1,942 sqft

Single Family on 0.00 Acres

Keswick Area, Edmonton, AB

Beautiful open concept 1940 sqft home with glamorous open to below livingroom! Engineered hardwood floors and modern finishings throughout. The large kitchen features plenty of cabinet space, custom tile backsplash, and a large pantry. The main floor also offers a two piece bathroom and a den that can be utilized as an office space to fit your needs. The upper floor features a laundry room, four piece bathroom, and three large bedrooms. The gorgeous master ensuite is complete with a 5 piece bathroom with his and hers sinks, and a large walk in closet for ample storage. The home comes with a Separate Side Entrance & 9ft basement for a future legal suite. The fenced & landscaped yard features a huge composite deck ready for summer gatherings. Steps away from new K-9 school (Joey Moss)

Built in 2021

### Essential Information

MLS® #	E4430398
Price	\$619,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,942



Acres	0.00
Year Built	2021
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	5272 Kimball Crescent
Area	Edmonton
Subdivision	Keswick Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 3B4

### Amenities

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Hot Wtr Tank-Energy Star, HRV System, 9 ft. Basement Ceiling
Parking Spaces	4
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher - Energy Star, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Refrigerator-Energy Star, Stove-Countertop Gas, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Wall Mount
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Brick, Vinyl, Hardie Board Siding
Exterior Features	Airport Nearby, Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Brick, Vinyl, Hardie Board Siding
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	April 11th, 2025
Days on Market	16
Zoning	Zone 56

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 April 27th, 2025 at 4:32pm MDT