

\$549,900 - 206 40a Avenue, Edmonton

MLS® #E4431738

\$549,900

6 Bedroom, 4.00 Bathroom, 1,913 sqft

Single Family on 0.00 Acres

Maple Crest, Edmonton, AB

Stunning Home Almost 1900Sq. Ft. with FINISHED 2 BEDROOM AND SECOND KITCHEN BASEMENT in MAPLE CREST WITH PERMITS , Located in the highly sought-after community of MAPLE CREST , this beautifully designed home offers modern finishes, open-to-below ceilings, and a fully finished basement. The main floor features an open-concept layout with a stylish kitchen, complete with quartz countertops, sleek cabinetry, and premium appliances. A main floor den provides the ideal space for a home office or study. Upstairs, you'll find a spacious bonus room, three bedrooms, and a luxurious primary suite featuring a 5-piece ensuite with dual sinks, a tiled stand-up shower, and quartz countertops.

Built in 2019

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4431738 |
| Price | \$549,900 |
| Bedrooms | 6 |
| Bathrooms | 4.00 |
| Full Baths | 4 |
| Square Footage | 1,913 |
| Acres | 0.00 |
| Year Built | 2019 |



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

Community Information

| | |
|-------------|----------------|
| Address | 206 40a Avenue |
| Area | Edmonton |
| Subdivision | Maple Crest |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6T 2E8 |

Amenities

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

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Dryer, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Suite | Yes |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Stone, Vinyl |
| Exterior Features | Airport Nearby, Playground Nearby, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 18th, 2025 |
| Days on Market | 18 |
| Zoning | Zone 30 |

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Listing information last updated on May 6th, 2025 at 11:32am MDT