

## \$455,000 - 3518 9 Street, Edmonton

MLS® #E4452332

### \$455,000

4 Bedroom, 3.00 Bathroom, 1,609 sqft

Single Family on 0.00 Acres

Maple Crest, Edmonton, AB

In the heart of Maple Crest! This 4 bedroom, 4 bathroom homes offers over 1600sq/ft of living space and with a fully finished basement. Enjoy the open concept layout with a beautiful bright chefs kitchen with quartz counters, large island and spacious outdoor area to take the entertaining outdoors. Upgrades include newer appliances, vanities, carpets, front landscaping, hot water tank, furnace and more. With upstairs laundry, a bonus room, a primary bedroom with a spa style ensuite, and a basement that has a family room, bedroom and bathroom, this fabulous home has it all! Let's not forget lots of storage and a double attached garage. In a family friendly neighbourhood close to great schools, walking trails, restaurants, shopping and transit. This is a great home in an ideal location!

Built in 2015

### Essential Information

MLS® #	E4452332
Price	\$455,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	2
Square Footage	1,609
Acres	0.00



Year Built	2015
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### **Community Information**

Address	3518 9 Street
Area	Edmonton
Subdivision	Maple Crest
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 0S5

### **Amenities**

Amenities	Deck, Detectors Smoke
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped, Playground Nearby, Public Transportation, Schools
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	August 10th, 2025
Days on Market	44

## Zoning

## Zone 30

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Listing information last updated on September 23rd, 2025 at 2:17pm MDT