

## \$549,000 - 8429 Sloane Crescent, Edmonton

MLS® #E4456644

**\$549,000**

3 Bedroom, 2.50 Bathroom, 1,822 sqft

Single Family on 0.00 Acres

South Terwillegar, Edmonton, AB

A beautiful home in one of the most popular communities in Edmonton. Let's cut to the chase. \*\*\*\*\* Features: \*\* South-facing backyard ideal for a high latitude city like Edmonton. Rooms are brighter in winter and cooler in summer. \*\* The frontyard is open & spacious as it faces a cul-de-sac. \*\* 3 bedrooms + 2.5 bathrooms. \*\* Master bedroom with an ensuite (soaker tub) & living room with a gas fireplace. \*\* Family room has vaulted ceiling & windows on 3 sides! Bright & smart design. \*\* Hardwood floor, spacious foyer, functional mudroom & walk-thru pantry. \*\* Drywalled double attached garage. \*\* Basement with a complete subfloor & a bathroom rough-in. \*\* Quick and easy access to the University of Alberta, Anthony Henday Drive, shopping centres, LRT, community Rec Centre, highly rated schools, walking trails, ravine & nature reserve. \*\*\*\*\* Home is what you make it! Move in & Enjoy living!!

Built in 2007

### Essential Information

MLS® #	E4456644
Price	\$549,000
Bedrooms	3
Bathrooms	2.50



Full Baths	2
Half Baths	1
Square Footage	1,822
Acres	0.00
Year Built	2007
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	8429 Sloane Crescent
Area	Edmonton
Subdivision	South Terwillegar
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 0L3

### Amenities

Amenities	See Remarks
Parking Spaces	4
Parking	Double Garage Attached

### Interior

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

### Exterior

Exterior	Wood, Vinyl
Exterior Features	See Remarks
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	September 7th, 2025
Days on Market	10
Zoning	Zone 14

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