# \$642,900 - 456 33 Street, Edmonton

MLS® #E4434390

#### \$642,900

3 Bedroom, 2.50 Bathroom, 2,259 sqft Single Family on 0.00 Acres

Alces, Edmonton, AB

Welcome to the brand new Entertain Play 24, a home that features the perfect combination of "wow― and function. Built by award winning Cantiro homes and located in the desirable community of Alces, this modern elevation is finished in a warm, inviting Birch interior. The centrally located kitchen with oversized walk thru pantry is designed to ensure it's integrated with a large entertaining space and dining area easily accommodating 8. The open concept living area is highlighted by a raised, electric fireplace, creating a contemporary focal point. Upstairs you will find a lux ensuite with free standing soaker tub, dual sinks, and fully tiled shower, 2 additional full sized bedrooms and extended rec room for family movie nights in. Completing the home is the beautiful Westcoast elevation exterior. QUICK POSSESSION!

Built in 2024

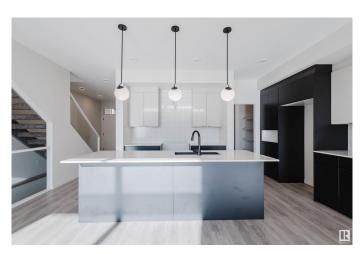
## **Essential Information**

MLS® # E4434390 Price \$642,900

Bedrooms 3

Bathrooms 2.50

Full Baths 2 Half Baths 1







Square Footage 2,259
Acres 0.00
Year Built 2024

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

### **Community Information**

Address 456 33 Street

Area Edmonton

Subdivision Alces

City Edmonton
County ALBERTA

Province AB

Postal Code T6X 3C9

#### **Amenities**

Amenities See Remarks

Parking Double Garage Attached

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Garage Control, Garage Opener, Refrigerator,

Stove-Electric

Heating Forced Air-1, Natural Gas

Fireplace Yes
Fireplaces Insert

Stories 2

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Schools, See Remarks

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

#### **Additional Information**

Date Listed May 3rd, 2025

Days on Market 70

Zoning Zone 53

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