

## \$469,900 - 425 Jennings Bay, Edmonton

MLS® #E4446084

**\$469,900**

3 Bedroom, 2.50 Bathroom, 1,719 sqft

Single Family on 0.00 Acres

Jackson Heights, Edmonton, AB

GREAT VALUE JACKSON HEIGHTS CUL-DE SAC LOCATION... 1,700 Sq. Ft. 2 STOREY WITH DOUBLE-CAR ATTACHED GARAGE and NICELY APPOINTED LAYOUT THAT FEATURES BOTH a FAMILY ROOM AND A FORMAL LIVING ROOM (great area for home office/business), plus Laundry! ALL ON THE MAIN FLOOR! Kitchen has solid oak cabinets, Pantry, S/Steel Appliances and looks out yard/deck. The Primary Bedroom Upstairs has its own 3PC ENSUITE plus a Walk-In Closet. The 2nd bedrm is large enough for a King Bed & also has a large closet. A 4PC BATHROOM, landing area & small 3rd bedrm finishes off the upper level. HOME HAS CENTRAL A/C, HI-EFFICIENCY FURNACE, and NEWER SHINGLES, + ALMOST ALL THE MAIN & UPPER FLOOR WINDOWS HAVE BEEN REPLACED! Basement is partial finished, with rough-in for a full bathroom. The BEAUTIFUL BACK YARD (Pie Lot) is well landscaped and features a BIG DECK with Gazebo, Storage Shed and a HOT-TUB. Close to schools, (IN THE CATCHMENT for Jackson Heights School, a closed boundary school), playgrounds transit and Whitemud Drive!

Built in 1994

### Essential Information

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E4446084



Price	\$469,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,719
Acres	0.00
Year Built	1994
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	425 Jennings Bay
Area	Edmonton
Subdivision	Jackson Heights
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6L 6R8

### Amenities

Amenities	Deck, Exterior Walls- 2"x6", Gazebo, Hot Tub, Vinyl Windows, See Remarks
Parking Spaces	4
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, See Remarks, Curtains and Blinds, Hot Tub
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Corner
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

**Exterior**

Exterior	Wood, Brick, Vinyl
Exterior Features	Cul-De-Sac, Fenced, Landscaped, No Back Lane, No Through Road, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

**School Information**

Elementary	Jackson Heights School
Middle	Thelma Chalifoux

**Additional Information**

Date Listed	July 5th, 2025
Days on Market	3
Zoning	Zone 29

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Listing information last updated on July 8th, 2025 at 4:17pm MDT