

## \$449,900 - 9428 Stein Way, Edmonton

MLS® #E4448609

**\$449,900**

4 Bedroom, 3.50 Bathroom, 1,485 sqft

Single Family on 0.00 Acres

South Terwillegar, Edmonton, AB

Welcome to this beautiful 4 bed + 4 bath half duplex in the heart of South Terwillegar! This 2-storey home offers a spacious layout perfect for your family. The functional kitchen features ample cabinet and counter space, making meal prep a breeze. Just off the kitchen, a cozy living room with a classic mantle fireplace provides the perfect spot to relax. Upstairs, you'll find warm, plush carpeting and a bonus room for extra lounge space. Your generous primary bedroom complete with a private ensuite. The fully finished basement offers a family room ideal for movie nights, plus an additional bedroom and bathroom for overnight guests or a home office. Step outside to a large deck, perfect for BBQ season! Enjoy your fully fenced backyard where kids can play safely. An attached double garage adds convenience and security. Located close to excellent schools, local dining, shopping, parks, and other great amenities, don't miss the chance to live in one of Edmonton's most sought-after neighbourhoods!

Built in 2007

### Essential Information

MLS® # E4448609

Price \$449,900



Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,485
Acres	0.00
Year Built	2007
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	9428 Stein Way
Area	Edmonton
Subdivision	South Terwillegar
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 0L6

### Amenities

Amenities	Air Conditioner, Carbon Monoxide Detectors, Detectors Smoke, Hot Water Natural Gas, No Animal Home, No Smoking Home
Parking	Double Garage Attached, Front Drive Access, Insulated

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Humidifier-Power(Furnace), Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Fenced, Landscaped, No Back Lane
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### School Information

Elementary	Esther Starkman School
Middle	Esther Starkman School
High	Lillian Osborne HighSchool

### Additional Information

Date Listed	July 18th, 2025
Days on Market	1
Zoning	Zone 14

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on July 19th, 2025 at 1:17pm MDT