

Courtesy Of Jeff D Jackson Of Bode

\$674,900 - 674 Kinglet Boulevard, Edmonton

MLS® #E4428569

\$674,900

3 Bedroom, 2.50 Bathroom, 2,471 sqft
Single Family on 0.00 Acres

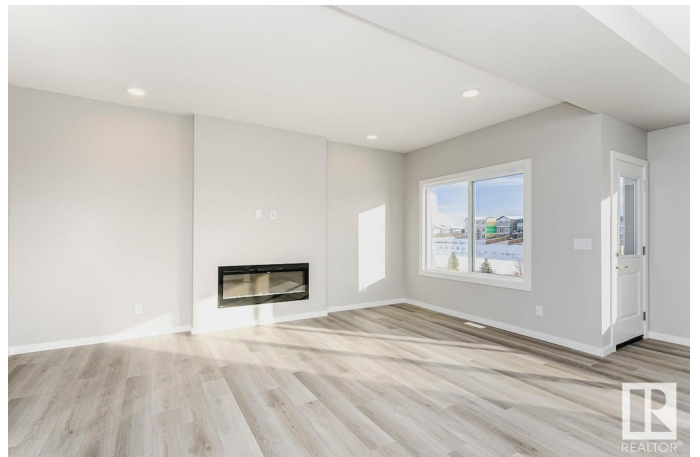
Kinglet Gardens, Edmonton, AB

This exceptional two-storey home located in the beautiful community of Kinglet by Big Lake offers luxury and thoughtful design, situated on a pond backing lot with serene pond views. The main floor includes a welcoming front entry with an impressive open-to-below foyer, a central flex room ideal for a home office or studio, and a designer kitchen with coffered ceilings, a large island, and a seamless flow to the dining area and great room. A walk-through mudroom and pantry add convenience with upgraded melamine shelving and built in bench. Upstairs, you'll find 3 bedrooms, a full bathroom with dual vanities, a central bonus room, and walk in laundry. The spacious primary bedroom boasts a five-piece ensuite with dual vanities, a soaker tub, and direct access to a large walk-in closet. Lastly, a separate entrance is added with 9' basement ceilings for future development.

Built in 2024

Essential Information

| | |
|------------|-----------|
| MLS® # | E4428569 |
| Price | \$674,900 |
| Bedrooms | 3 |
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |



| | |
|----------------|------------------------|
| Square Footage | 2,471 |
| Acres | 0.00 |
| Year Built | 2024 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 674 Kinglet Boulevard |
| Area | Edmonton |
| Subdivision | Kinglet Gardens |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5S 0S7 |

Amenities

| | |
|----------------|--|
| Amenities | Ceiling 9 ft., No Animal Home, No Smoking Home |
| Parking Spaces | 4 |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom |
| Appliances | None |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Insert |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Fiber Cement, Vinyl |
| Exterior Features | Golf Nearby, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Fiber Cement, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

Date Listed April 2nd, 2025

Days on Market 8

Zoning Zone 59

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Listing information last updated on April 9th, 2025 at 9:32pm MDT