

## \$699,900 - 615 Eagleson Crescent, Edmonton

MLS® #E4429003

**\$699,900**

3 Bedroom, 2.50 Bathroom, 2,274 sqft  
Single Family on 0.00 Acres

Edgemont (Edmonton), Edmonton, AB

Set your sites on this FORMER SHOW-HOME by Marcson Homes. EQUISITE DESIGN & LUXURY FINISHES THROUGHOUT.

Welcome to highly sought-after Edgemont & let your family enjoy nature surrounds & tranquil walking paths. Showcases 3 spacious bdrms, 2.5 baths & OVERSIZED HEATED EPOXY GARAGE w/access to mudroom complimented by built-in shelving, closet & powder room. Impressive foyer welcomes you to open concept great room that is STUNNING! Luxury vinyl plank flooring, upscale lighting, sound system, feature walls, oversized windows & garden doors that leads to glorious backyard w/2-tiered deck & pergola. Kitchen of distinction is incredible! Dual islands, quartz countertops, accent shelving, to-ceiling cabinetry & backsplash, pot lights, custom hood fan & upscale SS appliances w/gas cooktop. Open-to-below upper-level family room w/bar nook & expansive windows. Gorgeous owner's suite, complete w/enormous spa-inspired 5pc ensuite (soaker tub/glass-tiled shower/dual sinks/WIC/dressing table). WOW-FACTOR MUST SEE!

Built in 2018

### Essential Information

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Price	\$699,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,274
Acres	0.00
Year Built	2018
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	615 Eagleson Crescent
Area	Edmonton
Subdivision	Edgemont (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 0Y4

### Amenities

Amenities	Air Conditioner, Carbon Monoxide Detectors, Ceiling 9 ft., Deck, Detectors Smoke, Exterior Walls- 2"x6", Gazebo, Hot Wtr Tank-Energy Star, Television Connection, Vinyl Windows, Wet Bar, See Remarks, HRV System
Parking Spaces	4
Parking	Double Garage Attached, Heated, Over Sized

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Gas, Vacuum System Attachments, Washer, Window Coverings, Wine/Beverage Cooler, TV Wall Mount, Garage Heater
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes

Basement Full, Unfinished

## Exterior

Exterior Wood, Stone, Vinyl

Exterior Features Airport Nearby, Fenced, Flat Site, Golf Nearby, Landscaped, No Back Lane, Picnic Area, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks

Roof Asphalt Shingles

Construction Wood, Stone, Vinyl

Foundation Concrete Perimeter

## School Information

Elementary WINTERBURN SCHOOL K-6

Middle MICHAEL PHAIR SCHOOL 7-9

High JASPER PLACE SCHOOL 10-12

## Additional Information

Date Listed April 4th, 2025

Days on Market 1

Zoning Zone 57

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