

Courtesy Of Keith A Faria Of RE/MAX River City

## \$649,900 - 356 Calderon Crescent, Edmonton

MLS® #E4423467

**\$649,900**

4 Bedroom, 3.50 Bathroom, 2,442 sqft  
Single Family on 0.00 Acres

Cumberland, Edmonton, AB

Welcome to this stunning home in Signature Pointe! The main floor is filled with natural light and boasts soaring vaulted ceilings and beautiful architectural arches. The layout includes a separate formal dining room, a cozy gas fireplace, and a spacious kitchen featuring a large island, walk-in pantry and new stainless steel appliances (2023). The grand staircase leads you to the second floor, where you'll find a huge bonus room, generously sized bedrooms, a full bathroom and the primary suite. The beautiful ensuite features a jetted corner soaker tub. The fully finished lower level adds living space with a large recreation room, a 4th bedroom, and another bathroom. Additional features include a brand-new hot water tank, a furnace from 2007, and 50-year rubber shingles installed in 2023. The attached garage is heated, providing year-round comfort. Located in a highly sought-after neighbourhood, this home is close to the lake, walking trails and more!

Built in 2003

### Essential Information

MLS® #	E4423467
Price	\$649,900
Bedrooms	4
Bathrooms	3.50



Full Baths	3
Half Baths	1
Square Footage	2,442
Acres	0.00
Year Built	2003
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	356 Calderon Crescent
Area	Edmonton
Subdivision	Cumberland
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6V 1R8

### **Amenities**

Amenities	See Remarks
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Fenced, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction Wood, Vinyl  
Foundation Concrete Perimeter

### **Additional Information**

Date Listed February 28th, 2025  
Days on Market 14  
Zoning Zone 27

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