

## \$524,900 - 9504 227 Street, Edmonton

MLS® #E4428803

### \$524,900

3 Bedroom, 2.50 Bathroom, 1,464 sqft  
Single Family on 0.00 Acres

Secord, Edmonton, AB

Show home-quality finishing in Secord. Over \$20,000 builder package premium upgrades. \$12,000 large-sized luxury low-maintenance Vinyl Deck. Single 2-storey house, double attached garage, 3 beds, and 2.5 baths. Enter through the large entryway leading into the open-concept main level. Big windows in the spacious living room bring in sunlight, warming the entire house. The modern kitchen is equipped with a central island, stainless steel appliances, quartz countertops, and a walk-in pantry. The dining area provides access to an upgraded glass-railing vinyl deck, perfect for hosting barbecues and gatherings. Iron spindle railings lead you to the upper floor with 3 spacious bedrooms. The master bedroom is a true retreat, featuring a large walk-in closet for her, a standard closet for him, and its own luxurious ensuite bathroom with a double-sink vanity. Upstairs laundry! The second bedroom includes a built-in MDF closet set worth \$1,000. Basement offers endless possibilities. Walk to School & 2 playgrounds.

Built in 2019

### Essential Information

MLS® #	E4428803
Price	\$524,900
Bedrooms	3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,464
Acres	0.00
Year Built	2019
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	9504 227 Street
Area	Edmonton
Subdivision	Secord
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 7H4

### **Amenities**

Amenities	Deck
Parking	Double Garage Attached

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Concrete, Vinyl
Exterior Features	Fenced, Landscaped, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Concrete, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed April 3rd, 2025

Days on Market 8

Zoning Zone 58

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 April 11th, 2025 at 3:32pm MDT