# \$1,998,800 - 7179 May Crescent, Edmonton

MLS® #E4422427

# \$1,998,800

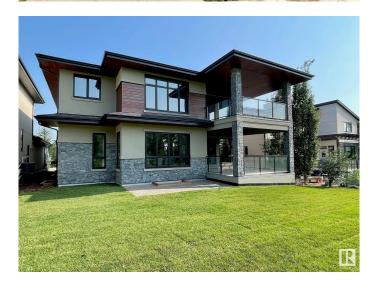
6 Bedroom, 4.50 Bathroom, 3,733 sqft Single Family on 0.00 Acres

Magrath Heights, Edmonton, AB

STUNNING BRAND NEW contemporary home backing SOUTH to a beautiful RAVINE. Unique with no pathway behind for added privacy. Custom 3733 sf 4 bedrm 2 sty features 20', 10' & 9' ceilings, Massive windows, horizontal black metal railing, unique modern black LED fixtures, designer tiles & Engineered wide plank H/W. This home makes an emphatic statement yet is practical for every day family living. The Chef's kitchen features sleek matt Grey cabinetry & upgraded quartz counters. Fisher Paykel appliances -O/S fridge/freezer & a gas cooktop. Main flr den. 4 upper bedrms upstairs all w/ensuites. Primary suite w/RAVINE views, 2 sided FP, dream ensuite & massive W/I closet w/island. massive covered balcony & access to the laundry rm. Large custom window wells =extra light in the F/FIN BSMT w/2 bedrms, full bath, rec rm w/wetbar & exercise rm. 42X23.5' TRIPLE heated garage w/drains can accommodate car lifts. K2 Stone, acrylic stucco & long board accents. ENERGY EFFICIENT. A/C. Steps to K-9 school,park/pond & trails







Built in 2022

# **Essential Information**

MLS® # E4422427 Price \$1,998,800 Bedrooms 6

Bathrooms 4.50

Full Baths 4

Half Baths 1

Square Footage 3,733

Acres 0.00

Year Built 2022

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

# **Community Information**

Address 7179 May Crescent

Area Edmonton

Subdivision Magrath Heights

City Edmonton
County ALBERTA

Province AB

Postal Code T6R 0V8

#### **Amenities**

Amenities Air Conditioner, Ceiling 10 ft., Ceiling 9 ft., Closet Organizers, Deck,

Detectors Smoke, Hot Water Tankless, No Smoking Home, Patio,

Vaulted Ceiling, Wet Bar, HRV System, Natural Gas BBQ Hookup

Parking Heated, Over Sized, Triple Garage Attached

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Freezer, Garage Opener, Hood Fan,

Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Gas,

Washer, Wine/Beverage Cooler

Heating Forced Air-1, See Remarks, Natural Gas

Fireplace Yes

Fireplaces Tile Surround

Stories 3

Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood, Metal, Stone, Stucco

Exterior Features Level Land, Playground Nearby, Private Setting, Public Transportation,

Ravine View, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Metal, Stone, Stucco

Foundation Concrete Perimeter

# **School Information**

Elementary NellieCarlson/WilliamIrwin
Middle NellieCarlson/JosephMacnei

High LillianOsborne/MMM

## **Additional Information**

Date Listed February 21st, 2025

Days on Market 56

Zoning Zone 14 HOA Fees 236.25 HOA Fees Freq. Annually

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 18th, 2025 at 8:47am MDT