# \$649,900 - 9417 Pear Crescent, Edmonton

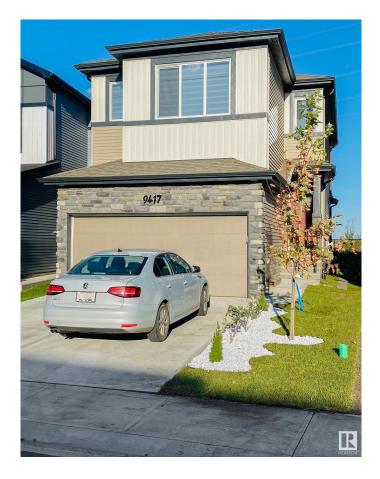
MLS® #E4430968

### \$649,900

4 Bedroom, 3.50 Bathroom, 1,898 sqft Single Family on 0.00 Acres

The Orchards At Ellerslie, Edmonton, AB

Welcome to this beautiful house in the desirable community of Orchards. This 2022 built beautiful home has everything to offer to you. Enjoy the morning coffee with Sunrise from your main floor living room/bedrooms/big extended deck and patio. Beautiful view all day along with No Neighbor in the back, walking path, Green space & POND View. Fully finished beautiful basement with a separate side entry is custom built with one bedroom, stacked laundry, full bathroom and a kitchen. On the Main floor - mudroom off the garage entrance with a half bath for convenience. Enter into the Highly functional centrally located kitchen with flush eating bar. A big walk in pantry with plenty of shelves. Upstairs big open bonus room with a window. The master bedroom features a very large walk-in-closet, ensuite with separate shower and drop-in tub. Second floor laundry room with linen closet. Plenty of windows to allow for natural light to shine in- even in the closet. This house is equipped with centralized AC as well.



Built in 2022

### **Essential Information**

MLS® #	E4430968
Price	\$649,900

Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,898
Acres	0.00
Year Built	2022
Туре	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

# **Community Information**

Address	9417 Pear Crescent
Area	Edmonton
Subdivision	The Orchards At Ellerslie
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 2Z5

### Amenities

Amenities	On Street Parking, Air Condi House, Deck, Hot Water Na
	Home, Patio, Pool-Outdoor, 📬
Parking	Double Garage Attached Cement/Paved
Has Pool	Yes

Has Pool

## Interior

Heating

Fireplace

Fireplaces

Stories

Interior Features
Appliances

ensuite bathroom Air Conditioning-Central, Di Garage Opener, Hod Oven-Microwave, Refrigera Coverings, Stoves-Two Forced Air-1, Natural Gas Yes **Tile Surround** 3





Has Basement Basement	Yes Full, Finished	
Exterior		
Exterior	Wood, Stone, Vinyl	
Exterior Features	Airport Nearby, Backs Onto Lake, Backs Onto Park/Trees, Beach Access, Fenced, Flat Site, Landscaped, Level Land, Low Maintenance Landscape, Playground Nearby, Public Transportation, Ravine View, Schools, Shopping Nearby	
Roof	Asphalt Shingles	
Construction	Wood, Stone, Vinyl	
Foundation	Concrete Perimeter	
Additional Information		

#### **Additional Information**

Date Listed	April 15th, 2025
Days on Market	4
Zoning	Zone 53

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Listing information last updated on April 19th, 2025 at 6:02am MDT