

Courtesy Of Kenton T King Of MaxWell Progressive

\$599,000 - 2523 Cole Crescent, Edmonton

MLS® #E4423477

\$599,000

4 Bedroom, 3.5 Bathroom, 1,914 sqft
Single Family on 0.00 Acres

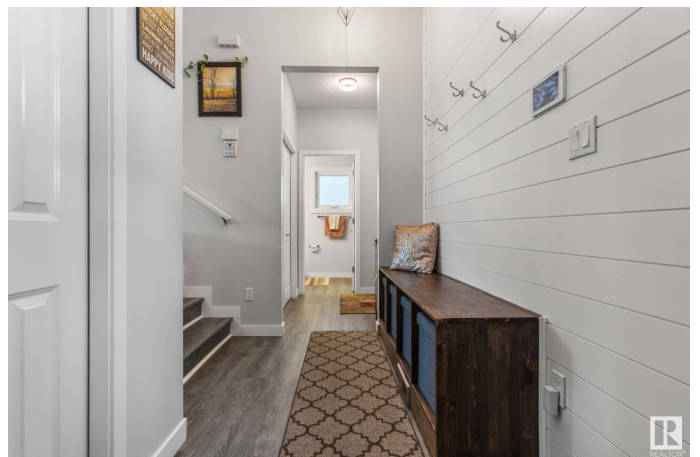
Callaghan, Edmonton, AB

This well maintained & upgraded home in the desirable Callaghan neighbourhood offers 4 bedrooms, 3.5 bathrooms, and an amazing floor plan. The main floor features a welcoming entrance, cozy living room w/stone faced N/G fireplace, formal dining area, an upgraded kitchen w/new cabinets, breakfast bar, granite countertops, and stainless steel appliances, plus a 2-piece bathroom for convenience. Upstairs, the primary suite includes a walk-in closet and a 4-piece ensuite bathroom, along with 2 additional bedrooms, main 4-piece bathroom, laundry room, and a bonus room! The finished basement offers a rec. room, 4th bedroom, 3-piece bath, and a huge storage/utility room. Upgrades include; shingles, doors, triple-pane windows, and A/C. The home also boasts a double attached garage, a cozy backyard w/2-tier deck, and shed for extra storage. Located in a great area close to amenities, this home offers a perfect blend of comfort, style, and convenience. Great for family living with easy access to parks and schools.

Built in 2011

Essential Information

| | |
|--------|-----------|
| MLS® # | E4423477 |
| Price | \$599,000 |



| | |
|----------------|------------------------|
| Bedrooms | 4 |
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,914 |
| Acres | 0.00 |
| Year Built | 2011 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|--------------------|
| Address | 2523 Cole Crescent |
| Area | Edmonton |
| Subdivision | Callaghan |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6W 2A3 |

Amenities

| | |
|-----------|---|
| Amenities | Air Conditioner, Carbon Monoxide Detectors, Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Exterior Walls- 2"x6", No Smoking Home, Smart/Program. Thermostat, Vinyl Windows, HRV System |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings, TV Wall Mount, Curtains and Blinds |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Mantel, Stone Facing |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Composition, Stone, Vinyl |
| Exterior Features | Fenced, Golf Nearby, Landscaped, No Back Lane, No Through Road, Paved Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Composition, Stone, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

Date Listed February 28th, 2025

Days on Market 14

Zoning Zone 55

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Listing information last updated on March 14th, 2025 at 1:47am MDT