

## \$599,900 - 207 42 Avenue, Edmonton

MLS® #E4446126

**\$599,900**

4 Bedroom, 3.50 Bathroom, 1,949 sqft

Single Family on 0.00 Acres

Maple Crest, Edmonton, AB

This immaculately maintained home features a fully finished basement with a nanny suite and private entrance. Offering over 2,688 sq. ft. of living space, it's nestled in Maple Crest—one of Southeast Edmonton's most sought-after communities. The open-concept main floor boasts 9-ft ceilings, premium laminate flooring, a spacious living area, dining space, upgraded laundry, and a sleek modern kitchen with upgraded appliances and quartz countertops throughout. Upstairs, you'll find three well-appointed bedrooms with upgraded closets, two full bathrooms, and a bright bonus room with expansive windows for natural light. The primary bedroom showcases a luxurious 5-piece ensuite and a walk-in closet that feels like a personal retreat. Enjoy the fully landscaped backyard and deck—perfect for warm summer evenings. The basement includes a separate kitchen and laundry, finished professionally with city permits and high-end materials throughout. Quick access to Anthony Henday Freeway, close to all public transport.

Built in 2018

### Essential Information

MLS® # E4446126

Price \$599,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,949                  |
| Acres          | 0.00                   |
| Year Built     | 2018                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |               |
|-------------|---------------|
| Address     | 207 42 Avenue |
| Area        | Edmonton      |
| Subdivision | Maple Crest   |
| City        | Edmonton      |
| County      | ALBERTA       |
| Province    | AB            |
| Postal Code | T6T 2C8       |

### Amenities

|                |                                                                                                                          |
|----------------|--------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Carbon Monoxide Detectors, Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Hot Water Natural Gas, Vinyl Windows |
| Parking Spaces | 4                                                                                                                        |
| Parking        | Double Garage Attached                                                                                                   |

### Interior

|                   |                                                                                                                                                |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                               |
| Appliances        | Dishwasher-Built-In, Garage Control, Hood Fan, Microwave Hood Fan, Stove-Electric, Window Coverings, Dryer-Two, Refrigerators-Two, Washers-Two |
| 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 | Cul-De-Sac, Flat Site, Landscaped, Level Land, No Back Lane, No Through Road, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                              |
| Construction      | Wood, Vinyl                                                                                                                   |
| Foundation        | Concrete Perimeter                                                                                                            |

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | July 5th, 2025 |
| Days on Market | 1              |
| Zoning         | Zone 30        |

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Listing information last updated on July 6th, 2025 at 11:17am MDT