

\$539,900 - 408 Hollick-kenyon Road, Edmonton

MLS® #E4435533

\$539,900

4 Bedroom, 2.50 Bathroom, 2,413 sqft

Single Family on 0.00 Acres

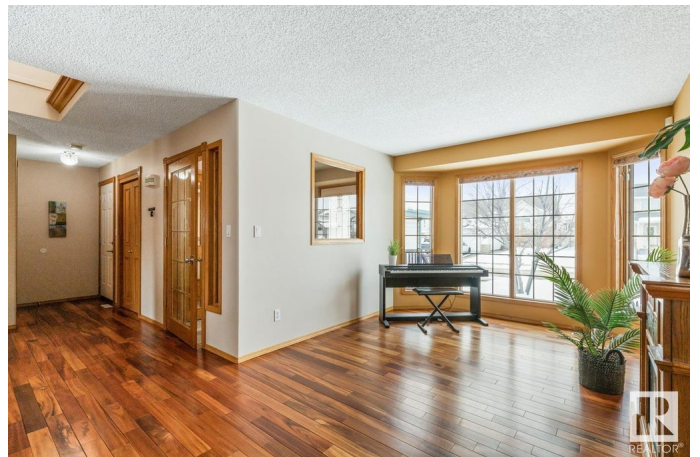
Hollick-Kenyon, Edmonton, AB

Impressive family home BACKING PARK, featuring a TRIPLE 21x37 tandem garage, AC, 4 bedrooms & 2.5 baths. You are welcomed in to find a bright & spacious entry that opens to the living & dining room with hardwood floors. The kitchen offers plenty of cabinets, stainless steel appliances, corner pantry & island that looks over the breakfast nook & family room with cozy fireplace. Guest bath complements the functional layout. Moving upstairs you will LOVE retreating to the king sized primary suite with fireplace, walk in closet & luxurious ensuite with soaker tub. 3 more bedrooms are all generous in size, 4pc main bath & laundry room complete the upper level. The basement is unfinished & provides awesome potential for extra living space. ENJOY the fenced & landscaped yard with deck, hot tub & direct access to the green space & DR MASSEY SCHOOL, plus steps away from parks, Hollick Kenyon Lake, shopping & all amenities.

Built in 1996

Essential Information

MLS® #	E4435533
Price	\$539,900
Bedrooms	4
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	2,413
Acres	0.00
Year Built	1996
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	408 Hollick-kenyon Road
Area	Edmonton
Subdivision	Hollick-Kenyon
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 2T9

Amenities

Amenities	Air Conditioner, Deck, Hot Tub, See Remarks
Parking	Tandem, Triple Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Hot Tub
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Fenced, Landscaped, Playground Nearby, Private Setting, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 9th, 2025
Days on Market	3
Zoning	Zone 03

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 May 12th, 2025 at 11:47am MDT