# \$499,900 - 3707 Mclean Court, Edmonton

MLS® #E4426665

## \$499.900

3 Bedroom, 2.50 Bathroom, 1,799 sqft Single Family on 0.00 Acres

Macewan, Edmonton, AB

**INCREDIBLE OPPORTUNITY in MACEWAN!** 1,798 sqft 3 bedroom, 2.5 bath two-storey in the sought after MacEwan neighborhood. The main floor offers hardwood floors, neutral colors and large windows. The living room has a cozy gas fireplace, the kitchen/dining area features white cabinets, corner counter seating and easy access to deck to BBQ. A convenient half bath and laundry complete the main floor. Upstairs you will find a fantastic bonus room, large primary suite with two closets and a full 4-piece ensuite bath. There are two more good sized bedrooms and a 4-piece main bathroom upstairs. The unfinished basement is waiting for your personal touches. Enjoy the fully fenced south backyard. Double attached garage. Great location walking distance to shopping, park, playground, close to public transit and future LRT. Quick access to Anthony Henday Drive, and Highway 2. This house is waiting for you to make it your own! Welcome Home!

Built in 2003

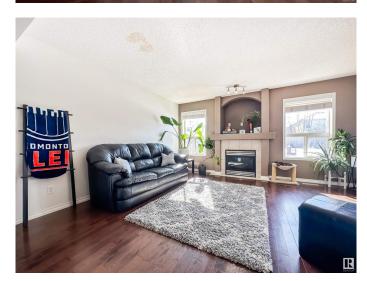
#### **Essential Information**

MLS® # E4426665 Price \$499,900

Bedrooms 3
Bathrooms 2.50







Full Baths 2 Half Baths 1

Square Footage 1,799
Acres 0.00
Year Built 2003

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

# **Community Information**

Address 3707 Mclean Court

Area Edmonton
Subdivision Macewan
City Edmonton
County ALBERTA

Province AB

Postal Code T6W 1M4

## **Amenities**

Amenities Off Street Parking, Air Conditioner

Parking Spaces 4

Parking Double Garage Attached, Parking Pad Cement/Paved

#### Interior

Interior Features ensuite bathroom

Appliances Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control,

Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric,

Washer

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Fenced, Landscaped, Playground Nearby, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

## **Additional Information**

Date Listed March 20th, 2025

Days on Market 17

Zoning Zone 55

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