

# \$640,000 - 742 Mattson Drive, Edmonton

MLS® #E4444607

**\$640,000**

4 Bedroom, 3.00 Bathroom, 2,100 sqft  
Single Family on 0.00 Acres

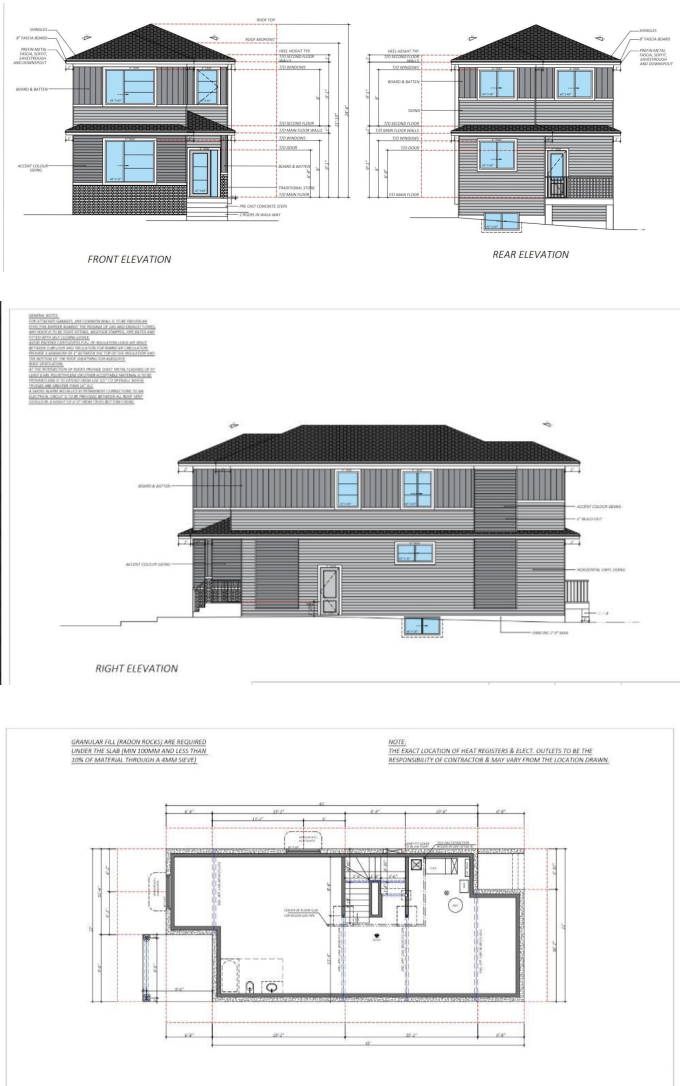
Mattson, Edmonton, AB

Under Construction – Customize Your Dream Home! Welcome to this beautifully designed CORNER LOT home in the growing community of Mattson, Edmonton! Currently under construction, with possession anticipated in approximately six months. This home features a bedroom on the main floor and full bath, perfect for multigenerational living or Guests. The open-concept layout offers a bright living room with an electric fireplace, a gourmet kitchen with walk-in pantry, and a separate dining area—ideal for entertaining. Upstairs includes 3 generously sized bedrooms, including a luxurious primary suite with walk-in closet and ensuite bath, a large bonus room, and upper-floor laundry for added convenience. A SIDE ENTRANCE allows for future legal basement suite potential. Still time to customize interior finishes—choose your flooring, cabinetry, countertops, lighting, and more!

Built in 2025

## Essential Information

MLS® #	E4444607
Price	\$640,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3



Square Footage	2,100
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	742 Mattson Drive
Area	Edmonton
Subdivision	Mattson
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 3G3

### Amenities

Amenities	See Remarks
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Concrete, Stone, Vinyl
Exterior Features	Corner Lot, Golf Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Concrete, Stone, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed June 26th, 2025

Days on Market 9

Zoning Zone 53

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 July 4th, 2025 at 11:02pm MDT