

## \$404,999 - 1048 East Bend, Edmonton

MLS® #E4461402

### \$404,999

3 Bedroom, 2.50 Bathroom, 1,444 sqft

Single Family on 0.00 Acres

Edgemont (Edmonton), Edmonton, AB

Immaculate 3 bed, 2.5 bath home nestled in the highly respected community of Edgemont. Built in 2017 and offering 1,444 sq ft of well-designed living space, this home features a bright open-concept layout perfect for families or entertaining. The oversized, fully landscaped yard is a rare find, complete with mature trees and a privacy deck built for ultimate relaxation and seclusion. Inside, enjoy a modern kitchen, spacious living areas, and stylish finishes throughout. Upstairs includes 3 generous bedrooms, A BONUS ROOM, as-well as a primary with ensuite and walk-in closet. Ideally located just minutes from the Henday, schools, parks, shopping, and all amenities. Welcome to this beautiful home.

Built in 2016

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4461402  |
| Price          | \$404,999 |
| Bedrooms       | 3         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,444     |
| Acres          | 0.00      |
| Year Built     | 2016      |



|          |               |
|----------|---------------|
| Type     | Single Family |
| Sub-Type | Half Duplex   |
| Style    | 2 Storey      |
| Status   | Active        |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 1048 East Bend      |
| Area        | Edmonton            |
| Subdivision | Edgemont (Edmonton) |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6M 0V6             |

### Amenities

|                |                                       |
|----------------|---------------------------------------|
| Amenities      | Deck, No Animal Home, No Smoking Home |
| Parking Spaces | 2                                     |
| Parking        | Single Garage Attached                |

### Interior

|                   |                                                                                      |
|-------------------|--------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                     |
| Appliances        | Dishwasher-Built-In, Dryer, 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 | Corner Lot, Fenced, Golf Nearby, Landscaped, No Back Lane, No Through Road, Park/Reserve, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                                      |
| Construction      | Wood, Vinyl                                                                                                                           |
| Foundation        | Concrete Perimeter                                                                                                                    |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | October 8th, 2025 |
| Days on Market | 15                |

Zoning

Zone 57

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Listing information last updated on October 23rd, 2025 at 6:47pm MDT