

\$529,500 - 17367 3 Street, Edmonton

MLS® #E4423861

\$529,500

3 Bedroom, 2.50 Bathroom, 1,957 sqft

Single Family on 0.00 Acres

Marquis, Edmonton, AB

Step into sophisticated living w/ this meticulously designed Coventry home w/ SEPARATE ENTANCE, where 9' ceilings create a spacious & inviting atmosphere. The chef-inspired kitchen is a culinary haven, w/ quartz counters, tile backsplash, & walkthrough pantry for effortless organization. At the rear of the home, the Great Room & dining area offer a serene retreat, perfect for both relaxation & entertaining. A mudroom & half bath complete the main floor. Upstairs, luxury awaits in the primary suite, w/ a spa-like 5pc ensuite w/ dual sinks, soaker tub, stand up shower, & walk-in closet. Two additional bedrooms, main bath, bonus room, & upstairs laundry ensure both comfort & practicality. Built w/ exceptional craftsmanship & attention to detail, every Coventry home is backed by the Alberta New Home Warranty Program, giving you peace of mind for years to come. *Home is under construction, photos not of actual home, some finishings may vary, some photos virtually staged*

Built in 2024

Essential Information

MLS® # E4423861

Price \$529,500

Bedrooms 3



| | |
|----------------|------------------------|
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,957 |
| Acres | 0.00 |
| Year Built | 2024 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 17367 3 Street |
| Area | Edmonton |
| Subdivision | Marquis |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5Y 4G7 |

Amenities

| | |
|-----------|---|
| Amenities | Carbon Monoxide Detectors, Ceiling 9 ft., Detectors Smoke, Smart/Program. Thermostat, Vinyl Windows, HRV System |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom |
| Appliances | None |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|------------------------------------|
| Exterior | Wood, Vinyl |
| Exterior Features | Golf Nearby, Public Transportation |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | March 4th, 2025 |
| Days on Market | 48 |
| Zoning | Zone 51 |

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Listing information last updated on April 21st, 2025 at 9:47am MDT