

## **\$389,000 - 9063 Scott Crescent, Edmonton**

MLS® #E4425353

**\$389,000**

4 Bedroom, 2.50 Bathroom, 1,379 sqft

Single Family on 0.00 Acres

South Terwillegar, Edmonton, AB

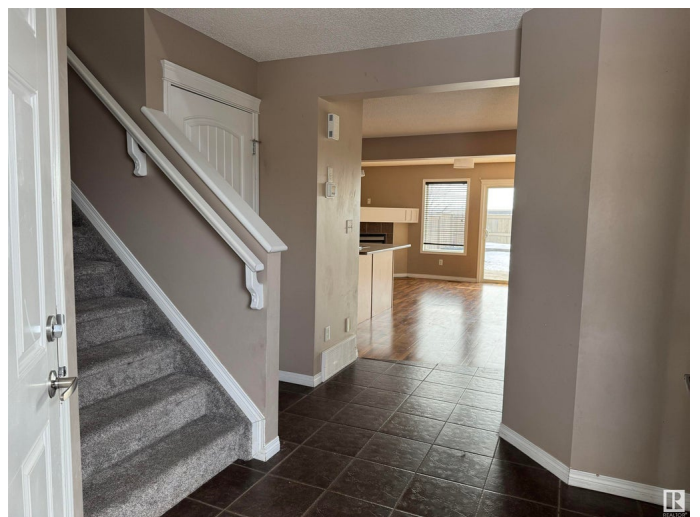
No condo fees! Wonderful half duplex with 4 BEDROOMS & BONUS ROOM in South Terwillegar! Welcome to 9063 Scott Cres-walking into the home, you'll immediately notice the natural sunlight flooding the main floor. The kitchen has light cabinets, a pantry & an island that opens to the dining & living room, perfect for entertaining! Access to the backyard from the patio door off the living room. Cozy up to the gas corner fireplace on those chilly winter nights. There is a 2-pc bathroom that finishes off the main floor. Upstairs, you will love the updated carpet & bonus room above the garage, which would make a great play room, 2nd living room or an office. The primary bedroom has a south facing window & 4-pc bathroom. 2 more bedrooms & another 4-pc bathroom on the upper level. Downstairs boasts a good sized bedroom (could also be a family room) with walk-in closet, as well as a 3-pc bathroom, utility room with storage and a laundry room. Outside, there is a deck, patio & yard space...enjoy backing no neighbours!

Built in 2007

### **Essential Information**

MLS® # E4425353

Price \$389,000



Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,379
Acres	0.00
Year Built	2007
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	9063 Scott Crescent
Area	Edmonton
Subdivision	South Terwillegar
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 0E8

### Amenities

Amenities	Deck, See Remarks
Parking	Single Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Corner
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Flat Site, No Back Lane, Playground Nearby, Schools,

	Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	March 12th, 2025
Days on Market	1
Zoning	Zone 14



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 March 13th, 2025 at 8:47am MDT