

## \$899,000 - 6811 Knox Loop, Edmonton

MLS® #E4440244

**\$899,000**

3 Bedroom, 2.50 Bathroom, 2,486 sqft

Single Family on 0.00 Acres

Keswick Area, Edmonton, AB

Backing onto Joey Moss School with no rear neighbours, this nearly ¼ acre lot offers an incredible sense of space and privacy rarely found in Edmonton. The fully fenced yard feels like your own private park—perfect for kids, pets, and quiet evenings under the custom covered, maintenance-free composite deck. Whether it's morning coffee in the sun, weekend BBQs, or stargazing at night, this outdoor space invites you to slow down and enjoy. Inside, soaring 18' ceilings flood the home with natural light, creating an airy, welcoming atmosphere. The layout flows effortlessly for both busy routines and relaxed weekends. The oversized double garage provides ample room for vehicles, storage, and projects. Thoughtful upgrades like an 8 KW solar system, 150 Amp panel, Roxul sound-insulated bedrooms, and custom built-ins support a lifestyle of comfort, efficiency, and ease. This home is a seamless blend of family-friendly function and everyday luxury.

Built in 2021

### Essential Information

MLS® # E4440244

Price \$899,000

Bedrooms 3



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,486                  |
| Acres          | 0.00                   |
| Year Built     | 2021                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 6811 Knox Loop |
| Area        | Edmonton       |
| Subdivision | Keswick Area   |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6W 4R3        |

### Amenities

|                |                                                                                                                                                                                                                                                     |
|----------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Exterior Walls-2"x6", Front Porch, Hot Water Tankless, Insulation-Upgraded, No Smoking Home, Smart/Program. Thermostat, Vinyl Windows, HRV System, Natural Gas BBQ Hookup, Solar Equipment |
| Parking Spaces | 4                                                                                                                                                                                                                                                   |
| Parking        | Double Garage Attached                                                                                                                                                                                                                              |

### Interior

|                   |                                                                                                                                                                             |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                            |
| Appliances        | Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Storage Shed, Stove-Gas, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                   |
| Fireplace         | Yes                                                                                                                                                                         |
| Fireplaces        | Mantel, Stone Facing                                                                                                                                                        |
| Stories           | 2                                                                                                                                                                           |
| Has Basement      | Yes                                                                                                                                                                         |
| Basement          | Full, Unfinished                                                                                                                                                            |

**Exterior**

|                   |                                                                                                                                                         |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                                                                                      |
| Exterior Features | Airport Nearby, Fenced, Flat Site, Golf Nearby, Landscaped, Level Land, Picnic Area, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                                                        |
| Construction      | Wood, Stone, Vinyl                                                                                                                                      |
| Foundation        | Concrete Perimeter                                                                                                                                      |

**School Information**

|            |                     |
|------------|---------------------|
| Elementary | Joey Moss/Joan Carr |
| Middle     | Joey Moss/Joan Carr |
| High       | Harry Ainlay/FMM    |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | June 4th, 2025 |
| Days on Market | 11             |
| Zoning         | Zone 56        |

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 June 15th, 2025 at 5:02pm MDT