

# \$564,900 - 1295 Secord Landing Landing, Edmonton

MLS® #E4440586

## \$564,900

3 Bedroom, 2.50 Bathroom, 1,949 sqft  
Single Family on 0.00 Acres

Secord, Edmonton, AB

EVERYTHING you have been looking for with a tasteful decor and super functional design. Offering 3 spacious bedrooms, 2.5 bathrooms and boasting an incredible chef's kitchen with white cabinets, quartz counter tops, high end stainless appliances, NEW FRIDGE, eating bar and beverage fridge, large dining nook with patio door access to the attached back deck & fenced and landscaped yard, cozy living room with huge windows & gas fireplace, 2nd floor laundry room, bonus room, a dreamy primary suite with reading nook, ensuite with 5ft shower and a superb location in one of west Edmonton's favorite communities. Walk to brand new school, rec center, park space and a pond with walking trail across the street! AC & double attached garage.

Built in 2014

### Essential Information

MLS® #	E4440586
Price	\$564,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,949
Acres	0.00



Year Built	2014
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	1295 Secord Landing Landing
Area	Edmonton
Subdivision	Secord
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 4W7

### **Amenities**

Amenities	Air Conditioner, Ceiling 9 ft., Deck, Exterior Walls- 2"x6", See Remarks
Parking Spaces	4
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dryer, Garage Control, Garage Opener, Garburator, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, Wine/Beverage Cooler, TV Wall Mount
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed            June 5th, 2025  
Days on Market      15  
Zoning                Zone 58

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