

## \$659,900 - 4252 46 Street, Edmonton

MLS® #E4425127

**\$659,900**

7 Bedroom, 3.00 Bathroom, 1,801 sqft  
Single Family on 0.00 Acres

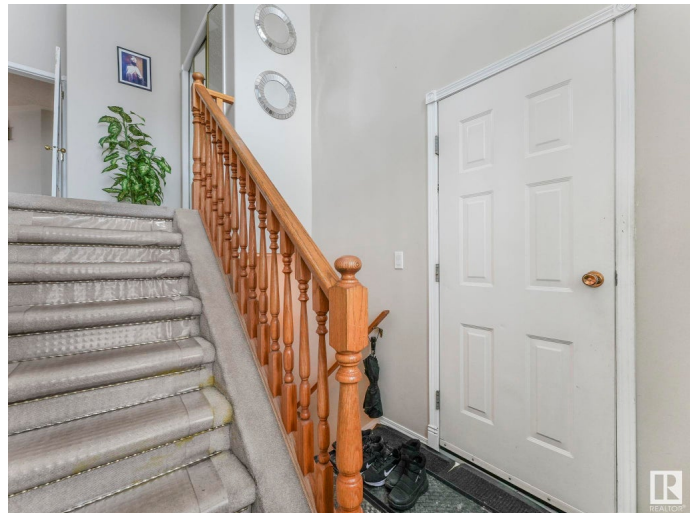
Jackson Heights, Edmonton, AB

Welcome to this lovely custom built Bi-Level over 1800 sq ft main level plus another 1375 sq ft fully developed basement. Upper level offers traditional layout like living room, dining room, family room, nook, kitchen, three bedrooms and laundry. Huge primary room equipped with jacuzzi tub ensuite. Living room windows facing east bring lots of sunshine into the house in morning. Two more fair size bedrooms have another 4 piece bathroom. House has huge family room and kitchen with oak cabinets, large island and nook area that leads to two tier deck in backyard. There is another bedroom before we go to a fully finished basement with 3 bedrooms, full bath, rec room, laundry room and separate entry. Fully fenced landscaped house comes with front attached garage and extra wide driveway. So come see and call it Home!!!

Built in 1992

### Essential Information

MLS® #	E4425127
Price	\$659,900
Bedrooms	7
Bathrooms	3.00
Full Baths	3
Square Footage	1,801



Acres	0.00
Year Built	1992
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### **Community Information**

Address	4252 46 Street
Area	Edmonton
Subdivision	Jackson Heights
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6L 6L9

### **Amenities**

Amenities	Deck, Exterior Walls- 2"x6", No Animal Home, No Smoking Home
Parking Spaces	4
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Fan-Ceiling, Garage Control, Garage Opener, Hood Fan, Window Coverings, See Remarks, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Direct Vent
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Airport Nearby, Fenced, Flat Site, Golf Nearby, Level Land, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stucco

Foundation            Concrete Perimeter

### **Additional Information**

Date Listed            March 11th, 2025

Days on Market      3

Zoning                 Zone 29

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Listing information last updated on March 14th, 2025 at 4:17am MDT