

## \$489,900 - 415 27 Street, Edmonton

MLS® #E4431483

**\$489,900**

3 Bedroom, 2.50 Bathroom, 1,613 sqft

Single Family on 0.00 Acres

Alces, Edmonton, AB

Surrounded by natural beauty, Alces has endless paved walking trails, community park spaces and is close to countless amenities. Perfect for modern living and outdoor lovers. The exquisite 'Deacon-Z' CORNER LOT offers the perfect blend of comfort and style. Spanning approx. 1613 SQFT, this home offers a SIDE ENTEANCE, thoughtfully designed layout and modern features. As you step inside, you'll be greeted by an inviting open concept main floor that seamlessly integrates the living, dining, and kitchen areas. Abundant natural light flowing through large windows highlights the elegant laminate and vinyl flooring, creating a warm atmosphere for daily living and entertaining. Upstairs, you'll find a bonus room + 3 bedrooms that provide comfortable retreats for the entire family. The primary bedroom is a true oasis, complete with an en-suite bathroom for added convenience. **\*\*PLEASE NOTE\*\*** PICTURES ARE OF SHOW HOME; ACTUAL HOME, PLANS, FIXTURES, AND FINISHES MAY VARY AND ARE SUBJECT TO CHANGEWITHOUT NOTICE.

Built in 2025

### Essential Information

MLS® # E4431483

Price \$489,900



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,613
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	415 27 Street
Area	Edmonton
Subdivision	Alces
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 3H9

### Amenities

Amenities	See Remarks
Parking	No Garage, See Remarks

### Interior

Interior Features	ensuite bathroom
Appliances	See Remarks
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	See Remarks
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Flat Site, Golf Nearby, Not Fenced, Not Landscaped, Picnic Area, Playground Nearby, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	April 17th, 2025
Days on Market	15
Zoning	Zone 53

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Listing information last updated on May 2nd, 2025 at 3:02am MDT