

\$529,500 - 17367 3 Street, Edmonton

MLS® #E4423861

\$529,500

3 Bedroom, 2.50 Bathroom, 1,957 sqft

Single Family on 0.00 Acres

Marquis, Edmonton, AB

Step into sophisticated living w/ this meticulously designed Coventry home w/ SEPARATE ENTANCE, where 9' ceilings create a spacious & inviting atmosphere. The chef-inspired kitchen is a culinary haven, w/ quartz counters, tile backsplash, & walkthrough pantry for effortless organization. At the rear of the home, the Great Room & dining area offer a serene retreat, perfect for both relaxation & entertaining. A mudroom & half bath complete the main floor. Upstairs, luxury awaits in the primary suite, w/ a spa-like 5pc ensuite w/ dual sinks, soaker tub, stand up shower, & walk-in closet. Two additional bedrooms, main bath, bonus room, & upstairs laundry ensure both comfort & practicality. Built w/ exceptional craftsmanship & attention to detail, every Coventry home is backed by the Alberta New Home Warranty Program, giving you peace of mind for years to come. *Home is under construction, photos not of actual home, some finishings may vary, some photos virtually staged*

Built in 2024

Essential Information

MLS® # E4423861

Price \$529,500

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,957
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	17367 3 Street
Area	Edmonton
Subdivision	Marquis
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 4G7

Amenities

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., Detectors Smoke, Smart/Program. Thermostat, Vinyl Windows, HRV System
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	None
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Golf Nearby, Public Transportation
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed March 4th, 2025
Days on Market 60
Zoning Zone 51

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 May 3rd, 2025 at 11:02am MDT