

Courtesy Of Arashdeep K Gill Of RE/MAX Excellence

## **\$478,000 - 9907 227 Street, Edmonton**

MLS® #E4431086

**\$478,000**

3 Bedroom, 2.50 Bathroom, 1,490 sqft  
Single Family on 0.00 Acres

Secord, Edmonton, AB

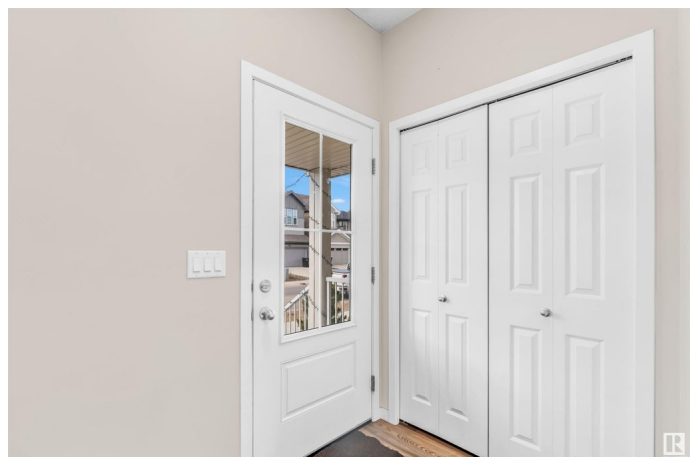
**GORGEOUS 2 STOREY!** Located in Secord, one of Edmonton's newest west end communities. It features 3 bedrooms, 2.5 bathrooms, and a bright open-concept floor plan with over 1490.15 sq. ft. of fabulous living space. As you step inside, you'll immediately notice the abundance of natural light flooding the space, creating a warm and inviting atmosphere. The heart of this home is its bright rear kitchen, complete with a spacious island that's perfect for meal preparation and casual dining. For added convenience, this home features front and rear entry closets. Upstairs, you'll find 3 good-sized bedrooms along with a bonus room and a laundry. The primary bedroom includes a walk-in closet and a four-piece ensuite bathroom featuring a window for natural light. A Full bathroom completes the upper level. This home also features a **SIDE ENTRANCE** to the basement, perfect for future suite potential. This home is within walking distance from David Thomas King School, shopping, and restaurants.

Built in 2022

### **Essential Information**

MLS® #                    E4431086

Price                      \$478,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,490
Acres	0.00
Year Built	2022
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	9907 227 Street
Area	Edmonton
Subdivision	Secord
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 7V1

### Amenities

Amenities	Ceiling 9 ft., No Animal Home, No Smoking Home
Parking	Parking Pad Cement/Paved

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation            Concrete Perimeter

### **Additional Information**

Date Listed            April 16th, 2025

Days on Market      17

Zoning                 Zone 58

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 2:32am MDT