

\$497,200 - 3730 9 Street, Edmonton

MLS® #E4444677

\$497,200

4 Bedroom, 3.5 Bathroom, 1,346 sqft
Single Family on 0.00 Acres

Maple Crest, Edmonton, AB

Welcome to this spacious 2-storey half duplex located in the desirable community of Maple Crest! Offering 4 Bedrooms, 3.5 Bathrooms, and nearly 1,900 sq ft of total living space, this freshly painted home is perfect for first-time buyers or investors. Enjoy the convenience of a SEPARATE ENTRANCE to the BASEMENT with a SECOND KITCHEN—ideal for extended family. The home features a large master bedroom, an extended driveway, and a functional layout throughout. Walking distance to schools, parks, bus stops, and shopping plazas, this is a fantastic opportunity to own in a family-friendly neighborhood. Donâ€™t miss out!

Built in 2012

Essential Information

MLS® #	E4444677
Price	\$497,200
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,346
Acres	0.00
Year Built	2012



Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	3730 9 Street
Area	Edmonton
Subdivision	Maple Crest
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 0S2

Amenities

Amenities	Air Conditioner, Deck
Parking	Single Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Fan-Ceiling, Microwave Hood Fan, Stove-Electric, Washer, Refrigerators-Two
Heating	Forced Air-1, Electric, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Cul-De-Sac, Fenced, Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	June 27th, 2025
Days on Market	58
Zoning	Zone 30

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