

## \$778,800 - 4715 Kinney Road, Edmonton

MLS® #E4446597

**\$778,800**

3 Bedroom, 3.00 Bathroom, 2,153 sqft

Single Family on 0.00 Acres

Keswick Area, Edmonton, AB

BACKING THE LAKE AND A FULL WALK OUT BASEMENT!!!! Welcome to the "Columbia" built by the award winning Pacesetter homes and is located on a quiet street in the heart Keswick Landing. This unique property in Keswick offers nearly 2150 sq ft of living space. The main floor features a large front entrance which has a closed off den next to it which can be used a bedroom/ office if needed and a 3 piece bath, as well as an open kitchen with quartz counters, and a large walkthrough pantry that is leads through to the mudroom and garage. Large windows allow natural light to pour in throughout the house. Upstairs you'll find 3 large bedrooms and a good sized bonus room. This home has a side separate entrance perfect for a future legal suite or nanny suite. \*\*\* Under construction and will be complete early in 2026 photos used are from the same model recently built and colors may vary \*\*\*

Built in 2025

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4446597  |
| Price      | \$778,800 |
| Bedrooms   | 3         |
| Bathrooms  | 3.00      |
| Full Baths | 3         |



|                |                        |
|----------------|------------------------|
| Square Footage | 2,153                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 4715 Kinney Road |
| Area        | Edmonton         |
| Subdivision | Keswick Area     |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T6W 2J2          |

### Amenities

|               |  |
|---------------|--|
| Amenities     | Lake Privileges, Walkout Basement, See Remarks |
| Parking       | Double Garage Attached                         |
| Is Waterfront | Yes  |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom                           |
| Appliances        | Garage Control, Garage Opener, See Remarks |
| Heating           | Forced Air-1, Natural Gas                  |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Unfinished                           |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stone, Vinyl  |
| Exterior Features | Backs Onto Lake, Golf Nearby, Lake Access Property, Park/Reserve, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Stone, Vinyl  |
| Foundation        | Concrete Perimeter  |

### Additional Information

Date Listed July 8th, 2025

Days on Market 11

Zoning Zone 56

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Listing information last updated on July 19th, 2025 at 4:04pm MDT