

\$509,900 - 842 Rowan Close, Edmonton

MLS® #E4452059

\$509,900

3 Bedroom, 2.50 Bathroom, 1,707 sqft
Single Family on 0.00 Acres

The Orchards At Ellerslie, Edmonton, AB

This beautifully designed home offers style, space, and over \$25,000 in thoughtful upgrades—perfect for modern living or future investment. Featuring upgraded 9” foundation walls and a convenient side entrance, this layout is ideal for families or buyers considering future suite development. The spice kitchen adds function and flexibility for everyday cooking, while the main kitchen and living area are open, bright, and built for entertaining. The home is suite-ready, with rough-ins for future development including two 220V plugs, plumbing for a kitchen, washer, and bathroom, plus heating rough-ins for both range and bath. Added touches like the upgraded paint-grade maple handrail with stylish metal spindles elevate the main floor’s modern appeal. Perfectly blending comfort and potential, this home is a standout choice for buyers looking for long-term value.



Built in 2025

Essential Information

MLS® #	E4452059
Price	\$509,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1

Square Footage	1,707
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	842 Rowan Close
Area	Edmonton
Subdivision	The Orchards At Ellerslie
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 3J4

Amenities

Amenities	See Remarks
Parking	Parking Pad Cement/Paved

Interior

Interior Features	ensuite bathroom
Appliances	Hood Fan
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 8th, 2025
Days on Market	40



Zoning

Zone 53



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