

## \$419,888 - 1349 Keswick Drive, Edmonton

MLS® #E4431338

**\$419,888**

3 Bedroom, 2.50 Bathroom, 1,280 sqft

Single Family on 0.00 Acres

Keswick Area, Edmonton, AB

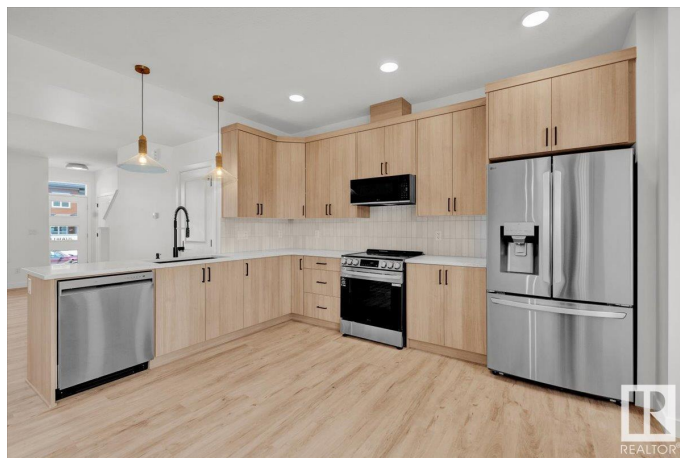
### QUICK POSSESSION & NO CONDO FEES!!

Middle unit of a 4plex townhome in the Keswick community with a detached garage. Enter the home with 9' ceilings on the main floor and easy flow layout. Kitchen features light toned cabinets, 3m quartz countertops, modern finishes and \$3,000 appliance allowance. The upper floor has laundry, 4pc main bath and 3 bedrooms including a primary bedroom with a walk in closet and 4pc ensuite. This home is perfect for starting to build for your future! Close to walking trails, parks and ponds. Under construction possession 35-45 days after removal of conditions. Front & back landscaping included. Photos from a previous build & may differ; interior colors are represented, upgrades may vary appliances not included. HOA TBD.

Built in 2025

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4431338  |
| Price          | \$419,888 |
| Bedrooms       | 3         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,280     |
| Acres          | 0.00      |



|            |                      |
|------------|----------------------|
| Year Built | 2025                 |
| Type       | Single Family        |
| Sub-Type   | Residential Attached |
| Style      | 2 Storey             |
| Status     | Active               |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 1349 Keswick Drive |
| Area        | Edmonton           |
| Subdivision | Keswick Area       |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T6W 4V8            |

### Amenities

|               |                            |
|---------------|----------------------------|
| Amenities     | Ceiling 9 ft., See Remarks |
| Parking       | Single Garage Detached     |
| 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, Vinyl                                                                                     |
| Exterior Features | Airport Nearby, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Stream/Pond |
| Roof              | Asphalt Shingles                                                                                |
| Construction      | Wood, Vinyl                                                                                     |
| Foundation        | Concrete Perimeter                                                                              |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 17th, 2025 |
| Days on Market | 108              |

|                |          |
|----------------|----------|
| Zoning         | Zone 56  |
| HOA Fees       | 1        |
| HOA Fees Freq. | Annually |

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Listing information last updated on August 3rd, 2025 at 11:17am MDT