

Courtesy Of Lidiya Horin Of Mozaic Realty Group

## **\$469,990 - 8509 Ellis Link, Edmonton**

MLS® #E4425175

### **\$469,990**

3 Bedroom, 2.50 Bathroom, 1,550 sqft  
Single Family on 0.00 Acres

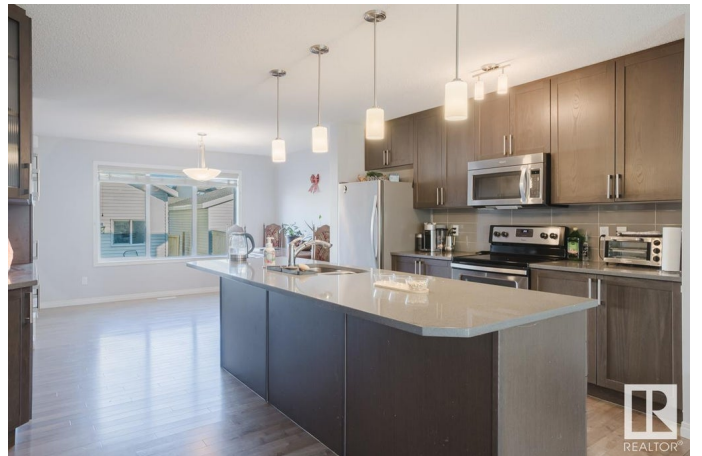
Edgemont (Edmonton), Edmonton, AB

Welcome to this gorgeous home in the desirable community of Edgemont! The main floor features an open-concept layout with hardwood floors, a modern kitchen, quartz countertops, and custom cabinetry with extra storage. The living room is highlighted by a charming fireplace, creating a warm and welcoming atmosphere. For added convenience, the main floor also includes a laundry room and a practical mudroom. Upstairs, you'll find three generously sized bedrooms and a 4-piece bathroom. The expansive master bedroom is complete with a spacious walk-in closet and a private ensuite bathroom. The unfinished basement offers an exciting opportunity to personalize the space to suit your needs. The fully fenced and landscaped backyard provides a perfect space for outdoor activities or relaxing in privacy. A double detached garage offers ample storage and parking space. Ideally located in a vibrant community with excellent schools, parks, and amenities nearby, this home is the perfect blend of comfort and potential.

Built in 2014

### **Essential Information**

MLS® #	E4425175
Price	\$469,990



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,550
Acres	0.00
Year Built	2014
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	8509 Ellis Link
Area	Edmonton
Subdivision	Edgemont (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 0P8

### **Amenities**

Amenities	Deck, Detectors Smoke, Front Porch, No Smoking Home, Parking-Extra
Parking	Double Garage Detached

### **Interior**

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

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction Wood, Vinyl  
Foundation Concrete Perimeter

### **Additional Information**

Date Listed March 11th, 2025  
Days on Market 35  
Zoning Zone 57

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Listing information last updated on April 15th, 2025 at 5:32am MDT