

# \$424,000 - 7386 Edgemont Way, Edmonton

MLS® #E4461304

**\$424,000**

3 Bedroom, 2.50 Bathroom, 1,434 sqft  
Single Family on 0.00 Acres

Edgemont (Edmonton), Edmonton, AB

Welcome to this beautifully designed 1435 ft2 END UNIT in vibrant Edgemont, offering the privacy and comfort of a half-duplex with no condo fees. Thoughtfully planned for modern living, the open main floor features laminate flooring, a sleek electric wall-mounted fireplace, and a bright kitchen with a large island and extra cabinetry blending style and function. A main-floor den provides space for work or study. Upstairs, the spacious primary suite boasts 9-ft ceilings, a ceiling fan, walk-in closet, and 4-piece ensuite. Two additional bedrooms and a large laundry area with ample storage complete the upper level. Enjoy the fenced, landscaped backyard and parking for four with a double detached garage and full driveway. Perfectly situated close to shopping, schools, the Edgemont ravine, and river valley trails, with quick access to Anthony Henday and minutes from West Edmonton Mall.

Built in 2014

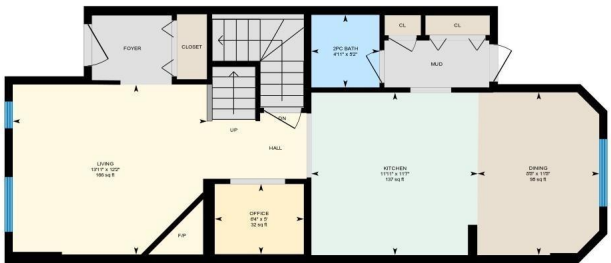
## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4461304  |
| Price      | \$424,000 |
| Lease Rate | \$7       |
| Bedrooms   | 3         |
| Bathrooms  | 2.50      |
| Full Baths | 2         |



7386 Edgemont Way NW, Edmonton, AB

Main Floor  
Exterior Area 715.10 sq ft  
Interior Area 644.98 sq ft



|                |                      |
|----------------|----------------------|
| Half Baths     | 1                    |
| Square Footage | 1,434                |
| Acres          | 0.00                 |
| Year Built     | 2014                 |
| Type           | Single Family        |
| Sub-Type       | Residential Attached |
| Style          | 2 Storey             |
| Status         | Active               |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 7386 Edgemont Way   |
| Area        | Edmonton            |
| Subdivision | Edgemont (Edmonton) |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6M 0P4             |

### Amenities

|                |                                                      |
|----------------|------------------------------------------------------|
| Amenities      | Off Street Parking, On Street Parking, Vinyl Windows |
| Parking Spaces | 4                                                    |
| Parking        | Double Garage Detached                               |

### Interior

|                   |                                                                                                                                       |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                      |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                             |
| Fireplace         | Yes                                                                                                                                   |
| Fireplaces        | Wall Mount                                                                                                                            |
| Stories           | 2                                                                                                                                     |
| Has Basement      | Yes                                                                                                                                   |
| Basement          | Full, Unfinished                                                                                                                      |

### Exterior

|                   |                                                                                                            |
|-------------------|------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                                         |
| Exterior Features | Fenced, Golf Nearby, Landscaped, Park/Reserve, Paved Lane, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                           |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Stone, Vinyl |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | October 8th, 2025 |
| Days on Market | 16                |
| Zoning         | Zone 57           |

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Listing information last updated on October 24th, 2025 at 12:32pm MDT