# \$550,000 - 3583 Mclean Crescent, Edmonton

MLS® #E4443295

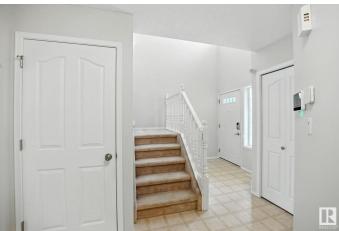
#### \$550,000

3 Bedroom, 3.50 Bathroom, 1,466 sqft Single Family on 0.00 Acres

Macewan, Edmonton, AB

Welcome to this impeccable 2-storey home in the family-friendly community of Macewan. With over 2,100 sq ft of finished living space, this 3 bed, 3.5 bath gem offers comfort and functionality across every level. The bright main floor features a well-appointed kitchen with newer appliances (2024), a spacious living area, and access to your private backyard oasisâ€"complete with a large deck, built-in planter boxes, and a cozy fire pit. Double car garage is oversized and heated. Upstairs you'II find 3 bedrooms (2 with walk-in closets), including a spacious primary with a 4-piece ensuite. The fully finished basement adds flexible space with a large rec area and 3-piece bath. Major mechanical upgrades include a new roof (2022, 40-year shingles), furnace (2024), 60-gallon HWT (2024), and laundry set (2023). Nestled on a quiet crescent in South Edmonton with great access to parks, schools, and transitâ€"this home is truly move-in ready.







Built in 2003

### **Essential Information**

MLS® #	E4443295
Price	\$550,000
Bedrooms	3
Bathrooms	3.50

Full Baths	3
Half Baths	1
Square Footage	1,466
Acres	0.00
Year Built	2003
Туре	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

# **Community Information**

Address	3583 Mclean Crescent
Area	Edmonton
Subdivision	Macewan
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 1M5

# Amenities

Amenities	Deck, Fire Pit, Vinyl Windows, See Remarks
Parking	Double Garage Attached, Heated, Over Sized

## Interior

Interior Features	ensuite bathroom
Appliances	Alarm/Security System, Dishwasher-Built-In, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished
Exterior	
Exterior	Wood, Brick, Vinyl
Exterior Features	Fenced Landscaped No Back Lane Playground Nearby Public

Exterior Features	Fenced, Landscaped, No Back Lane, Playground Nearby, Public
	Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date ListedJune 19th, 2025Days on Market24ZoningZone 55

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on July 13th, 2025 at 4:47pm MDT