

## **\$519,900 - 8911 Elves Loop, Edmonton**

MLS® #E4422111

**\$519,900**

3 Bedroom, 2.50 Bathroom, 1,462 sqft

Single Family on 0.00 Acres

Edgemont (Edmonton), Edmonton, AB

Welcome to the Emerson model built by Excel Homes 35 year builder in sought after EDMONTON! On a quiet street, this beautiful UPGRADED half duplex with FRONT DOUBLE ATTACHED GARAGE awaits. Upon entering you are greeted with 9 FOOT MAIN FLOOR CEILING, LVP flooring, THICK 1.25" QUARTZ THROUGHOUT including kitchen countertops , stove-electric, refrigerator, dishwasher built-in & over the range microwave. The kitchen which has PENDANT LIGHTS, upgraded nook light fixture & opens to the living room. 1/2 bath completes the main floor. Upstairs is premium carpet, 3 bedrooms, including large primary with walk in closet, and 4 piece ensuite. Laundry and full main bath complete the upper level. SEPARATE ENTRANCE, BASEMENT CEILING HEIGHT 9 FT, ROUGH-IN READY for LEGAL SUITE. GREEN BUILT certified, includes tankless water system,HRV, insulated lines, upgraded insulation, eco bee thermostat, low E windows, solar panel rough-in and much more! REAR DECK & PREMIUM SIDING INCLUDED! Close to ALL amenities!

Built in 2025

### **Essential Information**

MLS® # E4422111

Price \$519,900



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,462
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	8911 Elves Loop
Area	Edmonton
Subdivision	Edgemont (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 3G2

Amenities

Amenities	Ceiling 9 ft., Deck, De Insulation-Upgraded, Smart/F System, 9 ft. Basement Ceilin
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, G Hood Fan, Refrigerator, Stov
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Flat Site, Partially Landscaped, Playground Nearby, Public



	Transportation, Schools
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	February 19th, 2025
Days on Market	57
Zoning	Zone 57

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