

## \$699,900 - 15 Cormack Crescent, Edmonton

MLS® #E4445359

### \$699,900

5 Bedroom, 3.50 Bathroom, 2,566 sqft

Single Family on 0.00 Acres

Carter Crest, Edmonton, AB

This 2 storey home located in the CARTER CREST neighbourhood. Open foyer and VAULTED ceilings in LIVING room. OAK kitchen cabinets looking over the eating NOOK and FAMILY room. Upper floor offering HUGE master room with E.I.C. and 5 piece en-suite. 2 more good sized bedrooms with 4 piece full bath also on the upper floor. 9' basement is fully finished with 2 more bedrooms, 3 piece full bath, wet-bar and Rec room. HARDWOOD flooring throughout the above ground level. Property comes with AIR-CONDITIONER, UNDERGROUND SPRINKLER system. Walking distance to PARK, PUBLIC TRANIST. Close to HIGH RANKING SCHOOLS, SHOPPING, REC CENTRE and all amenities. Easy access to ANTHONY HENDAY and WHITEMUD freeway.

Built in 1990

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4445359  |
| Price          | \$699,900 |
| Bedrooms       | 5         |
| Bathrooms      | 3.50      |
| Full Baths     | 3         |
| Half Baths     | 1         |
| Square Footage | 2,566     |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 1990                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 15 Cormack Crescent |
| Area        | Edmonton            |
| Subdivision | Carter Crest        |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6R 2E7             |

### Amenities

|           |                                                                                  |
|-----------|----------------------------------------------------------------------------------|
| Amenities | Deck, Detectors Smoke, Sprinkler Sys-Underground, Vaulted Ceiling, Vinyl Windows |
| Parking   | Double Garage Attached                                                           |

### Interior

|                   |                                                                                                                                                                                  |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                 |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Vacuum Systems, Washer, Window Coverings, Projector |
| Heating           | Forced Air-2, Natural Gas                                                                                                                                                        |
| Stories           | 3                                                                                                                                                                                |
| Has Basement      | Yes                                                                                                                                                                              |
| Basement          | Full, Finished                                                                                                                                                                   |

### Exterior

|                   |                                                                                                                                                       |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stucco                                                                                                                                          |
| Exterior Features | Cul-De-Sac, Fenced, Landscaped, Park/Reserve, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, View Downtown |
| Roof              | Concrete Tiles                                                                                                                                        |
| Construction      | Wood, Stucco                                                                                                                                          |
| Foundation        | Concrete Perimeter                                                                                                                                    |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | July 2nd, 2025 |
| Days on Market | 31             |
| Zoning         | Zone 14        |
| HOA Fees       | 210            |
| HOA Fees Freq. | Annually       |

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Listing information last updated on August 2nd, 2025 at 11:17am MDT