# \$729,900 - 4707 Kinney Road, Edmonton

MLS® #E4431172

### \$729,900

4 Bedroom, 3.00 Bathroom, 2,238 sqft Single Family on 0.00 Acres

Keswick Area, Edmonton, AB

LOCATION! Welcome to Excel Homes NEW in sought after KESWICK - partial WALKOUT The Rosewood. With nearly 2300SF of living space BACKING ONTO the storm POND, upon entering your are greeted with 9 FT CEILING, LVP flooring, A main-floor bedroom and full bathroom. The main floor features an UPGRADED kitchen, complete with crown moulding, an extended island, QUARTZ COUNTERS 42" chimney hood fan with a tiled backsplash, SS appliances built-in microwave with trim kit & walk-through pantry. There's a spacious great room and dining nook. Step outside to the REAR DECK, with BEAUTIFUL POND VIEWS. Upstairs, the central bonus room acts as a natural divider, offering optimal privacy between the primary suite and the additional bedrooms. The upgraded ensuite features a soaker tub, a shower unit and a dual-sink vanity. Completing the 2nd floor are two additional BR, full bath, and laundry. EXTRA 2 FT WIDER GARAGE, GREEN BUILT w/HRV, Ecobee thermostat, & more. SEPARATE ENTRANCE for future 2 BEDROOM LEGAL SUITE rough in.



Built in 2025

#### **Essential Information**

MLS® # E4431172 Price \$729,900 Bedrooms 4

Bathrooms 3.00

Full Baths 3

Square Footage 2,238

Acres 0.00

Year Built 2025

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

## **Community Information**

Address 4707 Kinney Road

Area Edmonton

Subdivision Keswick Area

City Edmonton
County ALBERTA

Province AB

Postal Code T6W 5P2

## **Amenities**

Amenities Ceiling 9 ft., Deck, Insulation

Green Building, HRV System

Parking Double Garage Attached

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, G

Refrigerator, Stove-Electric, \

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

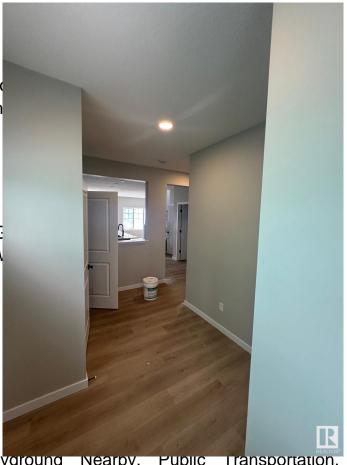
Exterior Wood, Stone, Vinyl

Exterior Features Partially Landscaped, Playground Nearby, Public Transportation,

Schools, Shopping Nearby, Stream/Pond

Roof Asphalt Shingles





Construction Wood, Stone, Vinyl Foundation Concrete Perimeter

## **Additional Information**

Date Listed April 16th, 2025

Days on Market 67

Zoning Zone 56

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Listing information last updated on June 22nd, 2025 at 1:32am MDT