

## \$449,500 - 7718 Schmid Crescent, Edmonton

MLS® #E4431411

**\$449,500**

3 Bedroom, 2.50 Bathroom, 1,323 sqft  
Single Family on 0.00 Acres

South Terwillegar, Edmonton, AB

Welcome to your new home in South Terwillegar! This well-maintained 3-bedroom, 2.5-bathroom, 2-storey gem offers an impeccably designed living space and caters perfectly to those seeking move-in readiness with room for personalization. Located on a corner lot, the open-concept design features abundant natural light and a kitchen with plenty of cabinets, a breakfast bar and newer appliances. The primary suite boasts an ensuite and walk-in closet, while 2 more bedrooms and a second full bath round out the upper floor. The unfinished basement comes insulated, with plumbing roughed in and laundry facilities, offering potential for future customization. Additional perks include a double detached garage, air conditioning, and newer hot water tank and furnace. Located close to schools, transit, shopping, Terwillegar Rec Centre, and Henday, convenience is at your doorstep, making this property a perfect blend of comfort and potential. Don't miss the chance to personalize this space and make it truly yours!

Built in 2008

### Essential Information

MLS® #	E4431411
Price	\$449,500



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,323
Acres	0.00
Year Built	2008
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	7718 Schmid Crescent
Area	Edmonton
Subdivision	South Terwillegar
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 0K6

### Amenities

Amenities	On Street Parking, Air Conditioner, Detectors Smoke, Hot Water Natural Gas, No Smoking Home, Smart/Program. Thermostat
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Vacuum Systems, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Corner Lot, Fenced, Flat Site, Landscaped, Paved Lane, Playground

	Nearby, Public Transportation, Schools, Shopping Nearby, Treed Lot
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Esther Starkman
Middle	Esther Starkman
High	Lillian Osborne

### **Additional Information**

Date Listed	April 17th, 2025
Days on Market	13
Zoning	Zone 14
HOA Fees	138
HOA Fees Freq.	Annually

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