

## \$639,900 - 1457 Goodspeed Lane, Edmonton

MLS® #E4431418

**\$639,900**

3 Bedroom, 2.50 Bathroom, 2,114 sqft

Single Family on 0.00 Acres

Glastonbury, Edmonton, AB

Backing Park! This "like new" home offers everything you desire at a price you can afford. This Brookfield Residential home features 10' ceilings in the entrance leading to the open concept main floor, centered by an estate style curved stair case, chef's kitchen with upgraded cabinets to the ceiling, QUARTZ countertops, extended island w/eating bar, stainless appliances & walk in pantry, open to the dining area and living room with large windows boasting a sweeping east view of Glastonbury park, living room offers modern linear fireplace, vinyl plank compliments the main floor, rear primary suite w/balcony, stunning 5 piece bath and a closet that is probably the biggest you've ever seen, bonus room centers the upper level and 2 very good sized additional bedrooms share a full 4 piece bath. Back yard designed with gardening in mind w/planter boxes. Amazing neighbourhood with great trail system, multiple lakes, walk to Costco anchored strip mall and popular K-9 School. Add this to your must see list!

Built in 2022

### Essential Information

MLS® # E4431418

Price \$639,900



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,114
Acres	0.00
Year Built	2022
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	1457 Goodspeed Lane
Area	Edmonton
Subdivision	Glastonbury
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 0W2

### Amenities

Amenities	Off Street Parking, On Street Parking, No Animal Home, No Smoking Home, Vinyl Windows
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplaces	Glass Door
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Fenced, Playground Nearby, Private Setting,

	Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### School Information

Elementary	Kim Hung School
Middle	Kim Hung School
High	Jasper Place School

### Additional Information

Date Listed	April 17th, 2025
Days on Market	60
Zoning	Zone 58
HOA Fees	150
HOA Fees Freq.	Annually

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