

# **\$954,000 - 1493 Howes Crescent Crescent, Edmonton**

MLS® #E4450114

**\$954,000**

3 Bedroom, 2.50 Bathroom, 2,822 sqft

Single Family on 0.00 Acres

Hays Ridge Area, Edmonton, AB

Previous show home at 2822 sq ft with 3 bedrooms, 2.5 bath, in the prestigious Hays Ridge area, just minutes away from Jagare Ridge Golf Course. This professionally designed Hill View show home is loaded with upgrades, featuring premium hardwood, designer finishes, and a fresh, modern palette throughout. The showpiece kitchen offers custom black cabinetry, granite countertops, matte black and gold accents, a large island with ceramic farmhouse sink, and a walk-through pantry with built-in drop zone. The open-concept main floor includes a den, guest bath, and spacious mudroom. Upstairs, enjoy a bright bonus room, convenient laundry, and a luxurious primary suite with a walk-through closet and spa-inspired ensuite with dual vanities, soaker tub, and glass shower. Finished landscaping, a large deck, and a custom gazebo complete the private backyard oasis. This is a rare opportunity to own a high-end, move-in ready home in one of Edmonton's most sought-after neighbourhoods. Show home quality, inside and out!

Built in 2018

## **Essential Information**

MLS® # E4450114

Price \$954,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,822                  |
| Acres          | 0.00                   |
| Year Built     | 2018                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                              |
|-------------|------------------------------|
| Address     | 1493 Howes Crescent Crescent |
| Area        | Edmonton                     |
| Subdivision | Hays Ridge Area              |
| City        | Edmonton                     |
| County      | ALBERTA                      |
| Province    | AB                           |
| Postal Code | T6W 0C3                      |

### Amenities

|           |                                                                                                  |
|-----------|--------------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Carbon Monoxide Detectors, Deck, Detectors Smoke, Gazebo, Hot Water Natural Gas |
| Parking   | Double Garage Attached                                                                           |

### Interior

|                   |                                                                                                                                                                             |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                            |
| Appliances        | Alarm/Security System, Dishwasher-Built-In, Dryer, Hood Fan, Oven-Built-In, Refrigerator, Stove-Gas, Vacuum System Attachments, Vacuum Systems, Washer, Curtains and Blinds |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                   |
| Fireplace         | Yes                                                                                                                                                                         |
| Fireplaces        | Double Sided                                                                                                                                                                |
| Stories           | 2                                                                                                                                                                           |
| Has Basement      | Yes                                                                                                                                                                         |
| Basement          | Full, Unfinished                                                                                                                                                            |

### Exterior

|                   |                                                          |
|-------------------|----------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                       |
| Exterior Features | Airport Nearby, Golf Nearby, Playground Nearby, Schools, |
| Roof              | Asphalt Shingles                                         |
| Construction      | Wood, Stone, Vinyl                                       |
| Foundation        | Concrete Perimeter                                       |



**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 28th, 2025 |
| Days on Market | 31              |
| Zoning         | Zone 55         |
| HOA Fees       | 450             |
| HOA Fees Freq. | Annually        |

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Listing information last updated on August 28th, 2025 at 3:32pm MDT