

## \$575,000 - 3269 Kulay Way, Edmonton

MLS® #E4443400

**\$575,000**

3 Bedroom, 2.50 Bathroom, 1,889 sqft

Single Family on 0.00 Acres

Keswick Area, Edmonton, AB

Step into style and comfort in this MODERN, BETTER-THAN-NEW HOME located on a quiet PIE-SHAPED LOT in the highly sought-after community of KESWICK. Thoughtfully designed for everyday living, this home offers space, warmth, and flexibility for families of all sizes. The main floor welcomes you with an open layout, a BUILT-IN FIREPLACE in the living room for cozy nights, a DEDICATED DEN, and a stunning kitchen with a GAS LINE, perfect for your dream range. You'll also love the WALK-THROUGH PANTRY that leads to a practical MUDROOM—ideal for busy mornings and extra storage. Upstairs features 3 SPACIOUS BEDROOMS, a bright BONUS ROOM, and a tranquil PRIMARY SUITE with a WALK-IN CLOSET and private ENSUITE. A SIDE ENTRANCE TO THE BASEMENT offers potential for future legal suite or additional family space. Enjoy the privacy and space your PIE LOT provides—perfect for outdoor living and entertaining.

Built in 2022

### Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4443400  |
| Price    | \$575,000 |
| Bedrooms | 3         |



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,889                  |
| Acres          | 0.00                   |
| Year Built     | 2022                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 3269 Kulay Way |
| Area        | Edmonton       |
| Subdivision | Keswick Area   |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6W 5B5        |

### Amenities

|           |  |
|-----------|--|
| Amenities | Ceiling 9 ft., Deck, Hot Water Natural Gas, No Smoking Home, Parking-Extra, Patio, Secured Parking, HRV System |
| Parking   | Double Garage Attached   |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Stove-Electric, Washer, TV Wall Mount |
| Heating           | Forced Air-1, Natural Gas  |
| Fireplace         | Yes  |
| Fireplaces        | Insert   |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Unfinished   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Fenced, Flat Site, Golf Nearby, Landscaped, Level Land, Playground |

Nearby, Public Transportation, Schools, Shopping Nearby

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

### School Information

|            |                            |
|------------|----------------------------|
| Elementary | Joey Moss School           |
| Middle     | S. Bruce Smith Junior High |
| High       | Jasper Place High School   |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 19th, 2025 |
| Days on Market | 6               |
| Zoning         | Zone 56         |

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Listing information last updated on June 25th, 2025 at 6:18pm MDT