# \$539,900 - 9476 Pear Crescent, Edmonton

MLS® #E4444194

## \$539.900

3 Bedroom, 2.50 Bathroom, 1,700 sqft Single Family on 0.00 Acres

The Orchards At Ellerslie, Edmonton, AB

Located in the Orchards of Ellerslie is a true gem. Enter through your large foyer into your open concept main floor. An island with flush eating bar and walk-through pantry make this home perfect for welcoming guests. The living room features an electric fireplace and large windows to allow for natural light to come in. Generously sized master bedroom with walk-in closet and large ensuite featuring a glass shower. Upstairs laundry for ultra convenience. Sizeable bonus room to turn into extra living space, a playroom for the kids, or even a home office! Must be Seen!



#### **Essential Information**

MLS® # E4444194

Price \$539,900

Bedrooms 3

Bathrooms 2.50

Full Baths 2

Half Baths 1

Square Footage 1,700

Acres 0.00

Year Built 2022

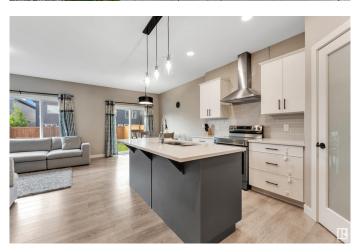
Type Single Family

Sub-Type Detached Single Family

Style 2 Storey







Status Active

# **Community Information**

Address 9476 Pear Crescent

Area Edmonton

Subdivision The Orchards At Ellerslie

City Edmonton
County ALBERTA

Province AB

Postal Code T6X 2Z6

#### **Amenities**

Amenities Ceiling 9 ft., Detectors Smoke

Parking Double Garage Attached

## Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave

Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings

Heating Forced Air-1, Natural Gas

Fireplace Yes

Fireplaces See Remarks

Stories 2

Has Basement Yes

Basement Full, Unfinished

## **Exterior**

Exterior Wood, Vinyl

Exterior Features Airport Nearby, Golf Nearby, Playground Nearby, Public Transportation,

Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

# **Additional Information**

Date Listed June 25th, 2025

Days on Market 3

Zoning Zone 53

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