

\$469,900 - 3722 Alexander Crescent, Edmonton

MLS® #E4459397

\$469,900

4 Bedroom, 3.50 Bathroom, 1,350 sqft

Single Family on 0.00 Acres

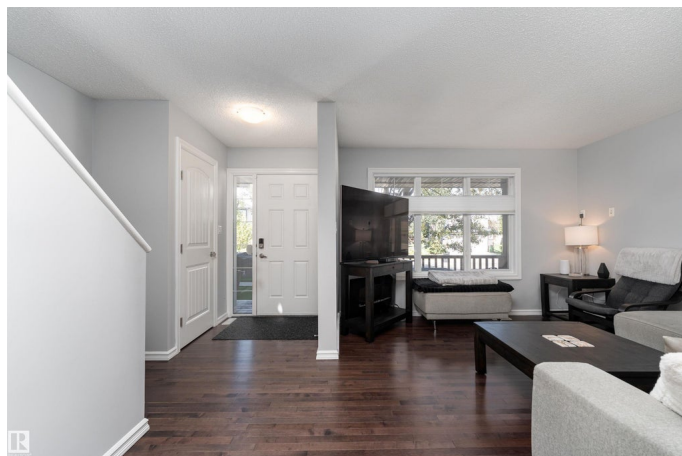
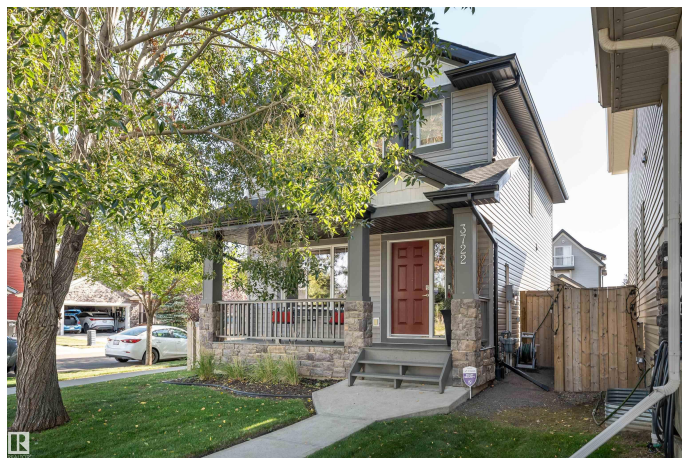
Allard, Edmonton, AB

Settle into the quiet neighbourhood of Allard in this beautiful Landmark built 2-storey with 1,329 sq. ft. above grade plus a PERMITTED FINISHED BASEMENT. Situated on the inside corner of a crescent, this home offers curb appeal, mature trees, and a SOUTH-FACING BACKYARD. The main floor features an open-concept design with ESPRESSO HARDWOOD FLOORS, GRANITE COUNTERS, and STAINLESS APPLIANCES. Upstairs are 3 bedrooms, 2 full baths, including a primary with dual closets. The basement adds a 4th bedroom, full bath, and rec space. Enjoy the outdoors with a deck, fenced back yard, and privacy trees. Upgrades include ON-DEMAND HOT WATER, CENTRAL A/C, HIGH-EFFICIENCY FURNACE, and newer carpets. Complete with a DOUBLE DETACHED GARAGE, close to SCHOOLS, PARKS, SHOPPING, HENDAY ACCESS, AND BUS STOP at the end of the street.

Built in 2011

Essential Information

MLS® #	E4459397
Price	\$469,900
Bedrooms	4
Bathrooms	3.50



Full Baths	3
Half Baths	1
Square Footage	1,350
Acres	0.00
Year Built	2011
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	3722 Alexander Crescent
Area	Edmonton
Subdivision	Allard
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 0W7

Amenities

Amenities	Air Conditioner, Deck, Hot Tub, Hot Water Tankless, No Smoking Home, Natural Gas BBQ Hookup
Parking Spaces	4
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Curtains and Blinds, Hot Tub
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Back Lane, Corner Lot, Fenced, Golf Nearby, Landscaped, Playground Nearby, Private Setting, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 25th, 2025
Days on Market	19
Zoning	Zone 55
HOA Fees	83
HOA Fees Freq.	Annually

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on October 14th, 2025 at 1:18pm MDT