

Courtesy Of Tyler J Ellis Of Real Broker

## \$599,900 - 949 Burrows Crescent, Edmonton

MLS® #E4427107

**\$599,900**

5 Bedroom, 3.00 Bathroom, 1,564 sqft  
Single Family on 0.00 Acres

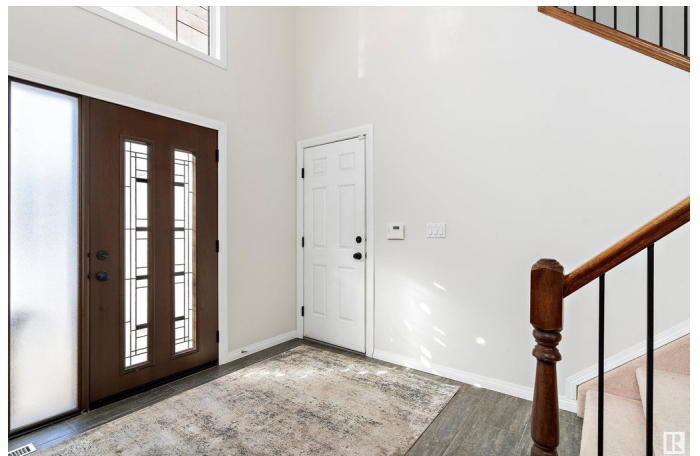
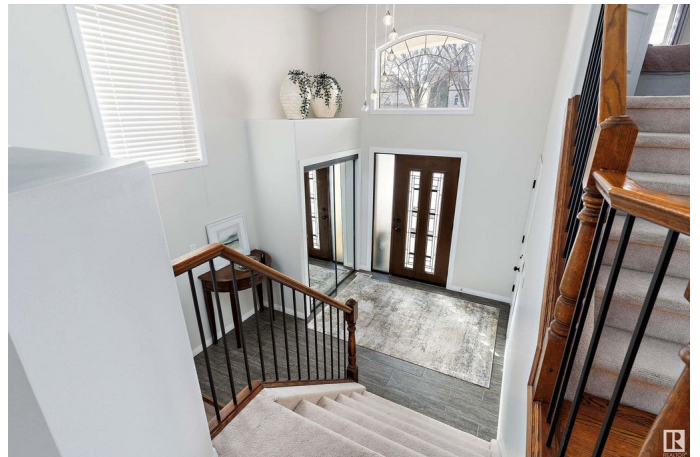
Bulyea Heights, Edmonton, AB

Pride of ownership is evident in this stunning bilevel in Bulyea Heights. This one-owner home offers a functional open floor plan with a main-level bedroom and a den that can double as a bedroom. The kitchen and dining areas feature beautiful site-finished hardwood, and the living room includes a gas fireplace surrounded by windows. The main bedroom boasts an ensuite with both a shower and tub. The fully developed basement includes a spacious family room with a gas fireplace, two additional bedrooms, and a 4-piece bath. Enjoy a private backyard with a large deck and no neighbours behind. Conveniently, there's a basement entrance from the garage. Updates include a newer furnace, central A/C, hot water tank, and front/back doors. This move-in-ready home is perfect for comfortable living in a peaceful neighbourhood!

Built in 1995

### Essential Information

MLS® #	E4427107
Price	\$599,900
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,564
Acres	0.00



Year Built	1995
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### **Community Information**

Address	949 Burrows Crescent
Area	Edmonton
Subdivision	Bulyea Heights
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 2L3

### **Amenities**

Amenities	Air Conditioner, Deck, Detectors Smoke, Natural Gas BBQ Hookup
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Fenced, Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

## Additional Information

Date Listed	March 23rd, 2025
Days on Market	15
Zoning	Zone 14
HOA Fees	157.5
HOA Fees Freq.	Annually

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Listing information last updated on April 7th, 2025 at 4:02am MDT