

Courtesy Of Fadi Georgi and Megan Benoit Of MaxWell Polaris

# \$584,888 - 8205 Kiriak Loop, Edmonton

MLS® #E4424324

**\$584,888**

3 Bedroom, 2.50 Bathroom, 1,795 sqft  
Single Family on 0.00 Acres

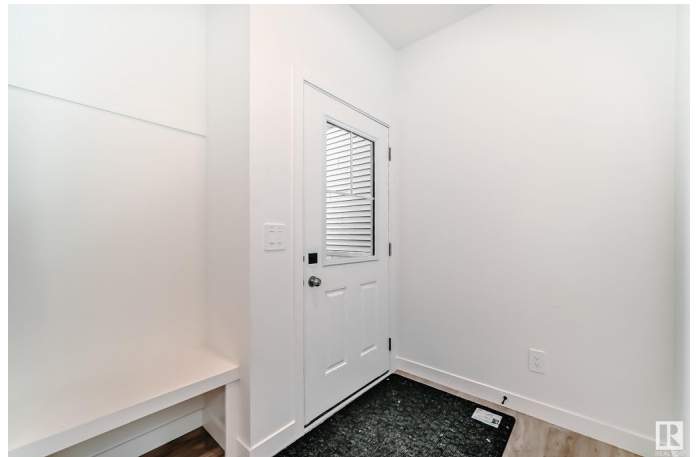
Keswick Area, Edmonton, AB

A welcoming home designed with function in mind, close to parks and ponds in Keswick community. Attached double car garage, future mortgage helper with the ready side door entry & legal suite rough-ins for a legal suite. Welcoming you into the spacious foyer with a built-in bench, the main floor presents a cozy living area with finishes that feel warm and inviting. Kitchen features warm cabinets, 3cm quartz countertops, water line to fridge and a large walk in pantry! Continue upstairs to a bonus room, laundry room, 4pc bath, two spacious bedrooms plus a gorgeous master retreat with vaulted ceilings, two walk in closets and, a 5-piece ensuite featuring walk in shower, soaker tub and double sinks. This home is under construction with a tentative completion August. Photos of previous build, interior colors are represented. \$3,000 Appliance Allowance included. HOA TBD

Built in 2025

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4424324  |
| Price      | \$584,888 |
| Bedrooms   | 3         |
| Bathrooms  | 2.50      |
| Full Baths | 2         |
| Half Baths | 1         |



|                |                        |
|----------------|------------------------|
| Square Footage | 1,795                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### **Community Information**

|             |                  |
|-------------|------------------|
| Address     | 8205 Kiriak Loop |
| Area        | Edmonton         |
| Subdivision | Keswick Area     |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T6W 5S2          |

### **Amenities**

|           |                            |
|-----------|----------------------------|
| Amenities | Ceiling 9 ft., See Remarks |
| Parking   | Double Garage Attached     |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom                                     |
| Appliances        | Garage Control, Garage Opener, Hood Fan, See Remarks |
| Heating           | Forced Air-1, Natural Gas                            |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Unfinished                                     |

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior          | Wood, Vinyl   |
| Exterior Features | Airport Nearby, Corner Lot, Park/Reserve, Public Transportation, Schools, Shopping Nearby, Stream/Pond, See Remarks |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Vinyl   |
| Foundation        | Concrete Perimeter  |

### **Additional Information**

|             |                 |
|-------------|-----------------|
| Date Listed | March 6th, 2025 |
|-------------|-----------------|

Days on Market 8  
Zoning Zone 56  
HOA Fees 1  
HOA Fees Freq. Annually

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Listing information last updated on March 14th, 2025 at 7:02am MDT