

\$739,900 - 6406 Sandin Crescent, Edmonton

MLS® #E4443071

\$739,900

5 Bedroom, 4.50 Bathroom, 2,630 sqft

Single Family on 0.00 Acres

South Terwillegar, Edmonton, AB

South Terwillegar Former Showhome in one of Edmonton's most sought-after areas Terwillegar-close to Lillian Osborne School and Terwillegar Recreation Centre. Highlights: 5 beds, 4.5 baths, Den with nearly 3,600 sqft living space Including a WALK-UP LEGAL BASEMENT SECONDARY SUITE 2beds & 2baths, and beautifully landscaped! The main floor boasts 9-foot ceilings, spacious great room, an office/den, and fully upgraded kitchen with granite countertops, built-in appliances, and a walk-through pantry that includes a spice kitchen set up! Upstairs, youâ€™ll find a large vaulted-ceiling bonus room and three generously sized bedrooms. The primary suite features a luxurious ensuite with a jacuzzi tub and walk-in closet. A custom-constructed WALKUP SEPARATE ENTRANCE leads to self contained LEGAL BASEMENT SUITE currently renting at \$1,900/month-two bedrooms each with their own ensuite bathrooms. Step outside to the expertly landscaped yard, completed with a spacious deck, stylish gazebo, and charming fishpond!

Built in 2006

Essential Information

MLS® # E4443071

Price \$739,900



| | |
|----------------|------------------------|
| Bedrooms | 5 |
| Bathrooms | 4.50 |
| Full Baths | 4 |
| Half Baths | 1 |
| Square Footage | 2,630 |
| Acres | 0.00 |
| Year Built | 2006 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 6406 Sandin Crescent |
| Area | Edmonton |
| Subdivision | South Terwillegar |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6R 0E9 |

Amenities

| | |
|-----------|--|
| Amenities | Ceiling 9 ft., Deck, Front Porch, Gazebo, Walk-up Basement |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stacked Washer/Dryer, Stove-Countertop Gas, Stove-Electric, Washer, Refrigerators-Two |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Suite | Yes |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Fenced, Landscaped, Playground Nearby, Schools, Shopping Nearby, |

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

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 18th, 2025 |
| Days on Market | 75 |
| Zoning | Zone 14 |

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