

## \$539,900 - 1414 Falconer Road, Edmonton

MLS® #E4444119

**\$539,900**

4 Bedroom, 3.00 Bathroom, 1,582 sqft

Single Family on 0.00 Acres

Falconer Heights, Edmonton, AB

Great Falconer Heights 1580 sqft bungalow. Quick access out of community onto Terwillegar, Anthony Henday and Whitemud Drives. Open and contemporary floor plan. Main floor family room off kitchen. Kitchen features stainless steel appliances. The large primary suite offers a renovated ensuite with Hans Grohe fixtures and heated floor. The basement was completed by Ackard Contractors featuring rumpus room, 2 bedrooms, bathroom, workshop (framed to become another bedroom) and cold storage room (insulated & vented directly outside to the maintain cold temperatures). HWT 2021, fridge 2021, stainless gas stove 2015, overhead garage door 2015. Double attached garage has a 240V plug for an electric car. Shingles replaced in 2018 with 50-year shingles. Backyard with new deck, greenhouse and legal firepit. Make this house your home....

Built in 1999

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4444119  |
| Price      | \$539,900 |
| Bedrooms   | 4         |
| Bathrooms  | 3.00      |
| Full Baths | 3         |



|                |                        |
|----------------|------------------------|
| Square Footage | 1,582                  |
| Acres          | 0.00                   |
| Year Built     | 1999                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 1414 Falconer Road |
| Area        | Edmonton           |
| Subdivision | Falconer Heights   |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T6R 2P4            |

### Amenities

|                |   |
|----------------|---|
| Amenities      | Deck  |
| Parking Spaces | 4   |
| Parking        | Double Garage Attached, Front/Rear Drive Access |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Gas, Washer |
| Heating           | Forced Air-1, Natural Gas                                   |
| Stories           | 2   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### Exterior

|                   |                    |
|-------------------|--------------------|
| Exterior          | Wood, Vinyl        |
| Exterior Features | Fenced             |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl        |
| Foundation        | Concrete Perimeter |

### Additional Information

|             |                 |
|-------------|-----------------|
| Date Listed | June 22nd, 2025 |
|-------------|-----------------|

Days on Market 29

Zoning Zone 14

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Listing information last updated on July 21st, 2025 at 3:32am MDT