

## \$715,000 - 9864 222 Street, Edmonton

MLS® #E4449346

**\$715,000**

5 Bedroom, 2.50 Bathroom, 2,429 sqft

Single Family on 0.00 Acres

Secord, Edmonton, AB

Welcome to this beautiful walkout family home in Secord, built by Coventry Homes and proudly cared for by its original owners. Backing onto a peaceful pond, this over 2,400 sqft home offers 5 bedrooms above grade, perfect for growing families, with a main floor bedroom and open den for guests, homework, or working from home. The heart of the home features a spacious, sunlit kitchen, dining area, and family room in an open-concept layout designed for everyday connection. Upstairs, you'll find 4 generous bedrooms and a large bonus room with big windows, perfect for movie nights or playtime. The primary suite is a quiet retreat with beautiful pond views. The walkout basement is ready for your future development, whether that's a rec. room, home gym, or additional space for the kids. With central A/C, a family-friendly layout, and one of Secord's best locations, this is a place to settle in, grow, and make lasting memories.

Built in 2017

### Essential Information

MLS® #	E4449346
Price	\$715,000
Bedrooms	5
Bathrooms	2.50



Full Baths	2
Half Baths	1
Square Footage	2,429
Acres	0.00
Year Built	2017
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	9864 222 Street
Area	Edmonton
Subdivision	Secord
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 7J1

### Amenities

Amenities	Air Conditioner, Ceiling 10 ft., Deck, Walkout Basement, See Remarks
Parking Spaces	4
Parking	Double Garage Attached
Is Waterfront	Yes

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, See Remarks
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Backs Onto Park/Trees, Fenced, Landscaped, Park/Reserve, Playground Nearby, Schools, Shopping Nearby, Stream/Pond, See

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

### School Information

Elementary	David Thomas King School
Middle	David Thomas King School
High	Jasper Place School

### Additional Information

Date Listed	July 24th, 2025
Days on Market	2
Zoning	Zone 58

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