

## \$674,900 - 1365 Siskin Wynd, Edmonton

MLS® #E4421318

**\$674,900**

3 Bedroom, 3.00 Bathroom, 2,250 sqft  
Single Family on 0.00 Acres

Kinglet Gardens, Edmonton, AB

Check out this beautifully designed 2250 Sq Ft CORNER house backing to PARK custom built by Art Homes, accommodates 4 bedrooms, 3 full bathrooms, Kitchen, walk-thru pantry, living room with open to below, dining, laundry upstairs, bonus room and side entrance to basement. Upgraded kitchen comes with beautiful quartz counter tops, upgraded cabinets with Glass, pot & pan drawers and built in appliances. All 3 levels features 9 ft ceiling and Open to Above living room with large windows & a fireplace. Other upgrades include custom master shower with bench, high efficiency furnace, upgraded roof & insulation, soft close throughout, upgraded railing, MDF shelving, upgraded lighting & plumbing fixtures, upgraded hardware throughout, gas lines to deck, kitchen & garage, basement rough ins, additional windows throughout as it's a Corner house. Upgraded exterior elevation comes with stone, premium vinyl siding and front concrete steps. Walking distance to pond, trail, and park.

Built in 2025

### Essential Information

|        |           |
|--------|-----------|
| MLS® # | E4421318  |
| Price  | \$674,900 |



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 2,250                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 1365 Siskin Wynd |
| Area        | Edmonton         |
| Subdivision | Kinglet Gardens  |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5S 0R3          |

### Amenities

|           |  |
|-----------|--|
| Amenities | Ceiling 9 ft., Detectors Smoke, Hot Water Instant, Hot Water Tankless, No Animal Home, No Smoking Home, 9 ft. Basement Ceiling |
| Parking   | Double Garage Attached   |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Garage Control, Garage Opener, Window Coverings, Builder Appliance Credit |
| Heating           | Forced Air-1, Natural Gas   |
| Fireplace         | Yes   |
| Fireplaces        | Heatilator/Fan  |
| Stories           | 2   |
| Has Basement      | Yes   |
| Basement          | Full, Unfinished  |



### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stone, Vinyl  |
| Exterior Features | Backs Onto Park/Trees, Corner Lot, Flat Site, Stream/Pond |

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

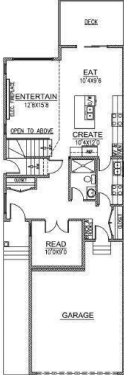
Additional Information

Date Listed February 12th, 2025  
Days on Market 73  
Zoning Zone 59




Mirage II - Craftsman

|             |           |
|-------------|-----------|
| House Width | Bedrooms  |
| Style       | 3         |
| Two Storey  | Bathrooms |
|             | 3         |



Main



Upper

Please plan specifications and dimensions shown are approximate and subject to change without notice.

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)  
Listing information last updated on April 26th, 2025 at 5:47am MDT