

## \$485,000 - 3280 Cherry Crescent, Edmonton

MLS® #E4442220

**\$485,000**

3 Bedroom, 2.50 Bathroom, 1,607 sqft

Single Family on 0.00 Acres

The Orchards At Ellerslie, Edmonton, AB

Discover "The Orchards," a truly exceptional 2-story home in a highly sought-after, family-friendly South Edmonton community. This immaculate residence feels brand new, boasting pristine walls, floors, and trim throughout. The heart of the home is its expansive open kitchen, featuring tall cabinets, elegant quartz counters, sleek stainless steel appliances, and a massive island perfect for both meal prep and casual dining. Upstairs, retreat to a spacious master bedroom complete with a walk-in closet and a luxurious 4-piece ensuite. Two additional well-appointed bedrooms and a second full 4-piece bathroom provide ample space for family or guests. The partially finished basement offers incredible potential, with a versatile finished landing ideal for a home office, and an open layout ready for your personal touch. Outside, you'll find a convenient double detached garage and a good sized deck, completing this perfect family haven.

Built in 2017

### Essential Information

MLS® #	E4442220
Price	\$485,000
Bedrooms	3
Bathrooms	2.50



Full Baths	2
Half Baths	1
Square Footage	1,607
Acres	0.00
Year Built	2017
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	3280 Cherry Crescent
Area	Edmonton
Subdivision	The Orchards At Ellerslie
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 1Y5

### Amenities

Amenities	See Remarks
Parking	Double Garage Detached

### Interior

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

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Landscaped
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	June 13th, 2025
Days on Market	2
Zoning	Zone 53
HOA Fees	450
HOA Fees Freq.	Annually

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