

# \$575,000 - 3485 Keswick Boulevard, Edmonton

MLS® #E4447834

**\$575,000**

0 Bedroom, 0.00 Bathroom,  
Single Family on 0.00 Acres

Keswick, Edmonton, AB

A One-of-a-Kind Opportunity in Prestigious Keswick on the River Estates. This is one of the final chances to secure a prime homesite in the highly sought-after Keswick on the River Estates—Edmonton’s premier river valley community. Perfectly positioned to capture breathtaking, unobstructed views of the North Saskatchewan River Valley, this exceptional 7,000+ SQFT/ 55'X131' lot offers a rare opportunity to build a reverse-walkout, drive-under estate home. With a generous 46' building pocket, this parcel is ideally suited for a custom luxury residence that seamlessly blends architectural elegance with the natural beauty of its surroundings. Whether you're envisioning a sleek modern retreat or a timeless classic estate, this lot gives you the canvas for something truly extraordinary. Don't miss your chance to create a landmark home in one of Edmonton’s most exclusive and picturesque neighbourhoods.



## Essential Information

|           |                 |
|-----------|-----------------|
| MLS® #    | E4447834        |
| Price     | \$575,000       |
| Bathrooms | 0.00            |
| Acres     | 0.00            |
| Type      | Single Family   |
| Sub-Type  | Vacant Lot/Land |

Status                      Active

**Community Information**

Address                      3485 Keswick Boulevard  
Area                            Edmonton  
Subdivision                  Keswick  
City                            Edmonton  
County                        ALBERTA  
Province                      AB  
Postal Code                  T6W 3S4

**Exterior**

Exterior Features      Golf Nearby, No Back Lane, Playground Nearby, Public Transportation, Ravine View, Schools, Shopping Nearby, Ski Hill Nearby, See Remarks

**School Information**

Elementary                  Joey Moss School  
Middle                        Joey Moss School  
High                            Harry Ainlay School

**Additional Information**

Date Listed                  July 15th, 2025  
Days on Market              65  
Zoning                        Zone 56  
HOA Fees                    350  
HOA Fees Freq.              Annually

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 September 18th, 2025 at 12:17am MDT