

## \$569,900 - 209 Bancroft Close, Edmonton

MLS® #E4449316

**\$569,900**

3 Bedroom, 2.50 Bathroom, 1,475 sqft

Single Family on 0.00 Acres

Breckenridge Greens, Edmonton, AB

**ABSOLUTELY STUNNING!!!-FULLY RENOVATED!!** This 1475 sq ft 3-bedroom 2-storey home is nestled in a quiet cul-de-sac in sought-after Breckenridge. Open-concept layout featuring a stylish modern kitchen with white cabinetry, quartz countertops, custom built-in eating bar, S/S appliances & a gorgeous pantry. The massive great room boasts huge windows, magnificent gas fireplace & custom built mantel. Vinyl plank flooring through out the entire main floor. Breathtaking 8-ft patio door off the nook leads to a sunny south-facing yard with composite deck, hot tub & private gazebo. Upstairs, the primary suite offers a spa-like 4-pce ensuite & walk-in closet. Two more generous sized bedrooms, upper laundry & 4-pce bath complete the level. Fully finished basement features a huge Rec room with pool table & space for a custom gym. Double oversized attached garage. Located minutes from Lewis Estates Golf Course, shopping, schools, public transit, Anthony Henday & West Edmonton Mall – this turnkey gem is move-in ready!

Built in 1996

### Essential Information

MLS® # E4449316

Price \$569,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,475                  |
| Acres          | 0.00                   |
| Year Built     | 1996                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 209 Bancroft Close  |
| Area        | Edmonton            |
| Subdivision | Breckenridge Greens |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T5T 6B5             |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | See Remarks            |
| Parking   | Double Garage Attached |

### Interior

|                   |                                                                                                                                                  |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                 |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Storage Shed, Stove-Electric, Washer, Hot Tub |
| Heating           | Forced Air-1, Natural Gas                                                                                                                        |
| Stories           | 3                                                                                                                                                |
| Has Basement      | Yes                                                                                                                                              |
| Basement          | Full, Finished                                                                                                                                   |

### Exterior

|                   |                                                                                                                            |
|-------------------|----------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                                |
| Exterior Features | Cul-De-Sac, Fenced, Flat Site, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |

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

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 24th, 2025 |
| Days on Market | 8               |
| Zoning         | Zone 58         |

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Listing information last updated on August 1st, 2025 at 3:02pm MDT