

## \$569,900 - 2611 Hanna Crescent, Edmonton

MLS® #E4454009

**\$569,900**

4 Bedroom, 3.50 Bathroom, 1,886 sqft

Single Family on 0.00 Acres

Haddow, Edmonton, AB

Welcome to this beautifully upgraded 2 storey home tucked away on a quiet street in the highly sought-after Haddow in Riverbend! Offering 1,885 sqft, 3+1 bedrooms, 3.5 baths & a fully finished basement, this home is move-in ready. The open concept main floor boasts brand new vinyl plank flooring, a cozy & bright living room with a corner gas fireplace, a chef's kitchen with brand new LG fridge & stove, lots of cupboards & counter space, large center island & walk-in pantry, plus a bright dining room w/ soaring 11' ceiling & surrounding windows. Upstairs features new carpet, a spacious bonus room, primary suite with walk-in closet & 4pc ensuite (soaker tub + shower), along with 2 more bedrooms & a full bath. The finished basement offers a family room, den, 4th bedroom & 3pc bath. Steps to Haddow Park, bus stops & walking trails, with quick access to excellent schools, shopping, Terwillegar Rec Center & Anthony Henday.

Built in 2005

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4454009  |
| Price      | \$569,900 |
| Bedrooms   | 4         |
| Bathrooms  | 3.50      |
| Full Baths | 3         |



|                |                        |
|----------------|------------------------|
| Half Baths     | 1                      |
| Square Footage | 1,886                  |
| Acres          | 0.00                   |
| Year Built     | 2005                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 2611 Hanna Crescent |
| Area        | Edmonton            |
| Subdivision | Haddow              |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6R 3C9             |

### Amenities

|                |                                                             |
|----------------|-------------------------------------------------------------|
| Amenities      | Deck, Detectors Smoke, Hot Water Natural Gas, Vinyl Windows |
| Parking Spaces | 4                                                           |
| Parking        | Double Garage Attached                                      |

### Interior

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

### Exterior

|                   |                                                                                          |
|-------------------|------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                       |
| Exterior Features | Fenced, Flat Site, Landscaped, Playground Nearby, Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                         |
| Construction      | Wood, Stone, Vinyl                                                                       |
| Foundation        | Concrete Perimeter                                                                       |

**Additional Information**

Date Listed            August 21st, 2025  
Days on Market       7  
Zoning                 Zone 14

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