

\$440,000 - 23 Howson Crescent, Edmonton

MLS® #E4433099

\$440,000

4 Bedroom, 2.50 Bathroom, 1,202 sqft
Single Family on 0.00 Acres

Canon Ridge, Edmonton, AB

Spacious three plus a fourth bedroom in the lower level Bi-Level in Canyon Ridge. Double attached garage. Large lot and recently updated decking material.. Basement is mostly developed and has a large storage area, games, recreation room and the fourth bedroom as well as a four piece bathroom. Double attached garage and space on the side for a small RV or trailer. High Efficiency furnace 2008

Built in 1983

Essential Information

| | |
|----------------|------------------------|
| MLS® # | E4433099 |
| Price | \$440,000 |
| Bedrooms | 4 |
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,202 |
| Acres | 0.00 |
| Year Built | 1983 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Bi-Level |
| Status | Active |

Community Information



| | |
|-------------|--------------------|
| Address | 23 Howson Crescent |
| Area | Edmonton |
| Subdivision | Canon Ridge |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5A 4T7 |

Amenities

| | |
|----------------|------------------------------|
| Amenities | Air Conditioner, See Remarks |
| Parking Spaces | 4 |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom |
| Appliances | See Remarks |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Cul-De-Sac, Fenced, No Back Lane, No Through Road, Public Transportation |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 27th, 2025 |
| Days on Market | 3 |
| Zoning | Zone 35 |
| Foreclosure | Yes |

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