

\$679,900 - 17684 49 Street, Edmonton

MLS® #E4440283

\$679,900

6 Bedroom, 4.00 Bathroom, 2,140 sqft

Single Family on 0.00 Acres

Cy Becker, Edmonton, AB

Step into this stunning 2024-built, fully finished home designed for comfort, style, and flexibility. The soaring open-to-below ceiling fills the living space with natural light, while the modern kitchen features quartz countertops, stainless steel appliances, ample cabinetry, and a large pantry in the kitchen. With 5 bedrooms, including a main floor den/bedroom with full bath, it's ideal for an elderly parent or for an office near the entrance. Upstairs, the luxurious primary suite includes a 5-piece ensuite with double sinks, walk-in shower, and a spacious closet, plus 3 additional bedrooms and a full laundry room, all with 9' doors and spacious 10' ceilings. The legal 1-bedroom basement suite has a separate entrance, full kitchen, its own laundry, and is currently rented at \$1,200/month. Enjoy features in the home like vinyl plank flooring throughout, central air conditioning, a heated garage, newly installed fencing, and a vaulted ceiling in the main living area. The perfect family home awaits!

Built in 2024

Essential Information

MLS® # E4440283

Price \$679,900

Bedrooms 6



Bathrooms	4.00
Full Baths	4
Square Footage	2,140
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	17684 49 Street
Area	Edmonton
Subdivision	Cy Becker
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 3Y1

Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Deck, Detectors Smoke, Hot Water Natural Gas, Vaulted Ceiling, See Remarks, HRV System
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dryer, Garage Control, Garage Opener, Oven-Built-In, Oven-Microwave, Stacked Washer/Dryer, Stove-Electric, Stove-Gas, Washer, Window Coverings, Refrigerators-Two, Garage Heater
Heating	Forced Air-1, Natural Gas
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Golf Nearby, Landscaped, Shopping Nearby, See Remarks

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	June 4th, 2025
Days on Market	67
Zoning	Zone 03

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 August 10th, 2025 at 3:47am MDT