

# \$449,900 - 4277 Kinglet Drive, Edmonton

MLS® #E4460864

**\$449,900**

2 Bedroom, 3.50 Bathroom, 1,056 sqft

Single Family on 0.00 Acres

Kinglet Gardens, Edmonton, AB

Discover modern living in Kinglet Gardens! This stunning 2-storey residential attached home with a fully finished basement offers a thoughtful layout designed for today's lifestyle. Featuring 2 spacious bedrooms—each with its own ensuite—this home delivers comfort and privacy for couples, roommates, or guests. The main floor welcomes you with open-concept living, a bright family room, and a sleek kitchen designed for both daily living and entertaining. Upstairs, enjoy the dual primary suites with walk-in closets and stylish baths. The finished basement adds even more space with a versatile flex area, perfect for a home office, gym, or media space. Whether you're hosting friends, working from home, or simply relaxing, every corner of this home is designed to fit your needs. Located in the growing community of Kinglet Gardens, you'll be close to parks, nature trails, and quick commuter routes. A perfect blend of modern design, convenience, and value!

Built in 2025

## Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4460864  |
| Price    | \$449,900 |
| Bedrooms | 2         |



|                |                      |
|----------------|----------------------|
| Bathrooms      | 3.50                 |
| Full Baths     | 3                    |
| Half Baths     | 1                    |
| Square Footage | 1,056                |
| Acres          | 0.00                 |
| Year Built     | 2025                 |
| Type           | Single Family        |
| Sub-Type       | Residential Attached |
| Style          | 2 Storey             |
| Status         | Active               |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 4277 Kinglet Drive |
| Area        | Edmonton           |
| Subdivision | Kinglet Gardens    |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T5S 2C2            |

### Amenities

|           |                                    |
|-----------|------------------------------------|
| Amenities | See Remarks                        |
| Parking   | Over Sized, Single Garage Detached |

### Interior

|                   |                                     |
|-------------------|-------------------------------------|
| Interior Features | ensuite bathroom                    |
| Appliances        | Dishwasher-Built-In, Oven-Microwave |
| Heating           | Forced Air-1, Natural Gas           |
| Stories           | 2                                   |
| Has Basement      | Yes                                 |
| Basement          | Full, Finished                      |

### Exterior

|                   |                                                          |
|-------------------|----------------------------------------------------------|
| Exterior          | Wood, Vinyl                                              |
| Exterior Features | Playground Nearby, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                         |
| Construction      | Wood, Vinyl                                              |
| Foundation        | Concrete Perimeter                                       |

### Additional Information

Date Listed            October 3rd, 2025

Days on Market      14

Zoning                Zone 59

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Listing information last updated on October 17th, 2025 at 2:18pm MDT