

## \$599,000 - 9335 226 Street, Edmonton

MLS® #E4430265

**\$599,000**

4 Bedroom, 3.00 Bathroom, 1,920 sqft

Single Family on 0.00 Acres

Secord, Edmonton, AB

Stunning 2-storey, Jayman built home in the vibrant West Edmonton community of Secord! With 1,920 sq. ft. of living space, this modern gem offers 4 spacious bedrooms and 3 full bathrooms, including a main floor bed & bath – ideal for guests or multigenerational living. The open concept layout features a large kitchen island for entertaining, upgraded appliance package, and a walk-thru pantry from the garage. Enjoy energy savings with solar panels and future potential with an unfinished basement featuring a separate entrance. Upstairs, relax in the spacious bonus room, retreat to a luxurious 5-piece primary ensuite, and enjoy the convenience of upper floor laundry. Stylish, smart, and ready for you!

Built in 2022

### Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | E4430265      |
| Price          | \$599,000     |
| Bedrooms       | 4             |
| Bathrooms      | 3.00          |
| Full Baths     | 3             |
| Square Footage | 1,920         |
| Acres          | 0.00          |
| Year Built     | 2022          |
| Type           | Single Family |



|          |                        |
|----------|------------------------|
| Sub-Type | Detached Single Family |
| Style    | 2 Storey               |
| Status   | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 9335 226 Street |
| Area        | Edmonton        |
| Subdivision | Secord          |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5T 7R5         |

### Amenities

|           |   |
|-----------|---|
| Amenities | Carbon Monoxide Detectors, Hot Water Instant, No Animal Home, No Smoking Home, HRV System |
| Parking   | Double Garage Attached  |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-2, Natural Gas  |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Unfinished   |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stone, Vinyl  |
| Exterior Features | Corner Lot, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Stone, Vinyl  |
| Foundation        | Concrete Perimeter  |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | April 9th, 2025 |
| Days on Market | 70              |
| Zoning         | Zone 58         |

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