

# \$669,998 - 7227 182 Avenue, Edmonton

MLS® #E4442164

**\$669,998**

4 Bedroom, 3.00 Bathroom, 2,096 sqft

Single Family on 0.00 Acres

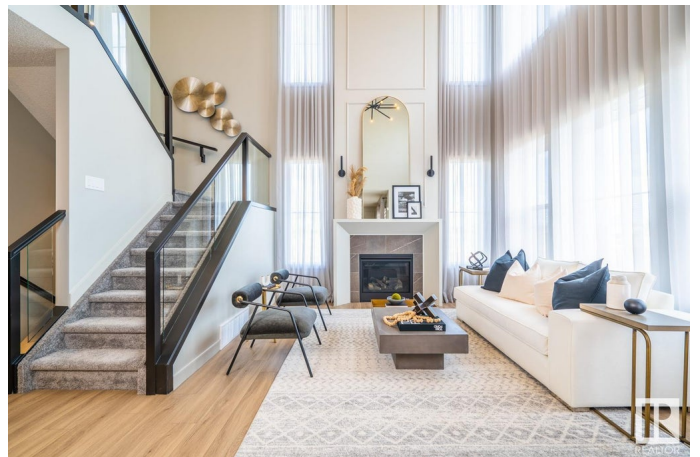
Crystallina Nera East, Edmonton, AB

\*\*\* Park Backing \*\*\* Welcome to the all new "Newcastle" built by the award-winning builder Pacesetter homes located in the heart of Crystallina Nera and just steps to the walking trails and backs on to the lake. As you enter the home you are greeted by luxury vinyl plank flooring throughout the great room ( with open to above ceilings ) , kitchen, and the breakfast nook. Your large kitchen features tile back splash, an island a flush eating bar, quartz counter tops and an undermount sink. Just off of the kitchen and tucked away by the front entry is a 3 piece bath. Upstairs is the primary bedroom retreat with a large walk in closet and a 5-piece en-suite. The second level also include 2 additional bedrooms with a conveniently placed main 4-piece bathroom and a good sized bonus room. The walk out basement is unspoiled and ready for future development. \*\*\* Home is under construction and the picture's are from a similar model colors and finishings may vary to be complete around the end of September\*\*

Built in 2025

## Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4442164  |
| Price    | \$669,998 |
| Bedrooms | 4         |



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 2,096                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### **Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 7227 182 Avenue       |
| Area        | Edmonton              |
| Subdivision | Crystallina Nera East |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T5Z 0V6               |

### **Amenities**

|               |   |
|---------------|---|
| Amenities     | Walkout Basement, Walk-up Basement, See Remarks |
| Parking       | Double Garage Attached                          |
| Is Waterfront | Yes   |

### **Interior**

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

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stone, Vinyl   |
| Exterior Features | Backs Onto Lake, Golf Nearby, Lake Access Property, Park/Reserve, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, View Lake, See Remarks |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stone, Vinyl   |

Foundation            Concrete Perimeter

### **Additional Information**

Date Listed            June 12th, 2025

Days on Market        3

Zoning                 Zone 28

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 June 15th, 2025 at 1:32pm MDT