

## \$849,000 - 6616 Knox Place, Edmonton

MLS® #E4443841

**\$849,000**

3 Bedroom, 2.50 Bathroom, 2,404 sqft

Single Family on 0.00 Acres

Keswick Area, Edmonton, AB

A MUST SEE! Exceptional triple attached garage home 1 block from Joey Moss school in the estate lots of Keswick. Three bedroom, 2400+ sq.ft house with immaculate backyard. Step out your patio doors & enjoy your HEATED inground pool surrounded by sun warmed stamped concrete. Over \$100,000 invested in this sun filled west facing private oasis that is enjoyed from beginning of May till end of September. Think staycation! Main floor is thoughtfully designed with raised living room ceiling, walk through pantry & den/office. Second level offers raised bonus room, three spacious bedrooms, separate laundry room & two full bathrooms. Primary bedroom has large 5 piece ensuite & walk in closet. Extra features include: central A/C, upgraded 150 amp electrical panel ready for your car charging needs, custom blinds, no smoking/animal home, smart prog. thermostat. Designated school Joey Moss only 2 mins away. Extra wide estate lot with 44 ft frontage, offers space between neighbours & sidewalk path on south side of home

Built in 2019

### Essential Information

MLS® # E4443841

Price \$849,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,404
Acres	0.00
Year Built	2019
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	6616 Knox Place
Area	Edmonton
Subdivision	Keswick Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 4A1

### **Amenities**

Amenities	Air Conditioner, Ceiling 9 ft., No Animal Home, No Smoking Home, Pool-Outdoor, Smart/Program. Thermostat, Vinyl Windows, See Remarks
Parking Spaces	6
Parking	Over Sized, Triple Garage Attached
Has Pool	Yes

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings, Pool Equipment
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Wall Mount
Stories	2
Has Basement	Yes

Basement                      Full, Unfinished

**Exterior**

Exterior                      Wood, Brick, Vinyl  
Exterior Features      Fenced, Low Maintenance Landscape, Playground Nearby, Schools,  
See Remarks  
Roof                              Asphalt Shingles  
Construction              Wood, Brick, Vinyl  
Foundation                Concrete Perimeter

**School Information**

Elementary                Joey Moss  
Middle                        Joey Moss  
High                          Harry Ainlay

**Additional Information**

Date Listed                June 23rd, 2025  
Days on Market        13  
Zoning                        Zone 56  
HOA Fees Freq.        Annually

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