

## \$720,000 - 1068 James Crescent, Edmonton

MLS® #E4454388

**\$720,000**

7 Bedroom, 3.50 Bathroom, 2,491 sqft

Single Family on 0.00 Acres

Jackson Heights, Edmonton, AB

This spacious almost 2500+ sq. ft. family home offers 7 bedrooms and 4 bathrooms, including 4 bedrooms upstairs with a primary suite and ensuite, 1 bedroom on the main floor, and 2 additional bedrooms in the fully finished walkout basement. The basement also features a complete in-law suite with its own kitchen, laundry, and newer washer & dryers—perfect for extended family. The main floor includes a large family room with a wet bar, while recent upgrades throughout the home include a new furnace (2023), upgraded tile flooring, newer carpet, solid oak woodwork, a full home intercom system, and concrete sidewalks on both sides of the house with stairs for added convenience. With abundant natural light from 2 skylights, a large fenced backyard for kids and pets, and an unbeatable location within walking distance to schools and close to major bus routes—all complemented by a magnificent downtown view—this home is truly designed for family living at its best.

Built in 1992

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4454388  |
| Price     | \$720,000 |
| Bedrooms  | 7         |
| Bathrooms | 3.50      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,491                  |
| Acres          | 0.00                   |
| Year Built     | 1992                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 1068 James Crescent |
| Area        | Edmonton            |
| Subdivision | Jackson Heights     |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6L 6P6             |

### Amenities

|           |                                                                                                                            |
|-----------|----------------------------------------------------------------------------------------------------------------------------|
| Amenities | Bar, Ceiling 9 ft., Deck, No Animal Home, No Smoking Home, Patio, Skylight, Vaulted Ceiling, Walkout Basement, See Remarks |
| Parking   | Double Garage Attached                                                                                                     |

### Interior

|                   |                                                                                                                                                  |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                 |
| Appliances        | Dishwasher-Built-In, Fan-Ceiling, Garage Control, Hood Fan, Window Coverings, See Remarks, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two |
| Heating           | Forced Air-1, Forced Air-2, Natural Gas                                                                                                          |
| Stories           | 3                                                                                                                                                |
| Has Suite         | Yes                                                                                                                                              |
| Has Basement      | Yes                                                                                                                                              |
| Basement          | Full, Finished                                                                                                                                   |

### Exterior

|                   |                                                                                                                                                                                                          |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stucco                                                                                                                                                                                             |
| Exterior Features | Airport Nearby, Cul-De-Sac, Fenced, Golf Nearby, Landscaped, Low Maintenance Landscape, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby, Treed |

|              |                                 |
|--------------|---------------------------------|
|              | Lot, View Downtown, See Remarks |
| Roof         | Asphalt Shingles                |
| Construction | Wood, Stucco                    |
| Foundation   | Concrete Perimeter              |

### **School Information**

|            |                        |
|------------|------------------------|
| Elementary | Jackson Heights School |
|------------|------------------------|

### **Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 22nd, 2025 |
| Days on Market | 75                |
| Zoning         | Zone 29           |

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 November 5th, 2025 at 7:18pm MST