

## \$875,000 - 2422 Ashcraft Crescent, Edmonton

MLS® #E4448695

**\$875,000**

6 Bedroom, 5.00 Bathroom, 3,452 sqft

Single Family on 0.00 Acres

Allard, Edmonton, AB

Welcome to this stunning 3,451 sq. ft. home in the heart of Allard. Finished in warm brown and white tones, this open concept beauty features soaring ceilings that make the home feel even more spacious. The chef's kitchen offers a massive island perfect for cooking, hosting, and gathering. Large windows fill the home with natural light, and the backyard enjoys sunny southwest exposure which is ideal for relaxing evenings. Upstairs features 4 generously sized bedrooms including a luxurious primary suite with a spa-like 5 piece ensuite, walk-in closet, and private access to an elevated deck perfect for morning coffee or evening sunsets. The fully finished basement includes a secondary kitchen, 2 add'l bedrooms, a 4 pc bathroom, ample storage, and flexible living space. Conveniently located near Aster Park, Silverberry Playground, Rundles Mission Golf Club, Meadows Rec Centre, RioCan Meadows Shopping Centre, and top-rated schools like Svend Hansen K-9 and Shauna May Seneca, this home has it all!

Built in 2014

### Essential Information

MLS® # E4448695

Price \$875,000



Bedrooms	6
Bathrooms	5.00
Full Baths	5
Square Footage	3,452
Acres	0.00
Year Built	2014
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	2422 Ashcraft Crescent
Area	Edmonton
Subdivision	Allard
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 2M9

### Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Closet Organizers, Deck, Front Porch
Parking Spaces	4
Parking	Double Garage Attached
Is Waterfront	Yes

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Garage Control, Garage Opener, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Curtains and Blinds
Heating	Forced Air-2, Natural Gas
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Vinyl
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Exterior Features	Backs Onto Lake, Backs Onto Park/Trees, Fenced, Landscaped, Low Maintenance Landscape, No Back Lane, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**School Information**

Elementary	Dr. Lila Fahlman School
Middle	Dr. Lila Fahlman School
High	Dr. Anne Anderson School

**Additional Information**

Date Listed	July 18th, 2025
Days on Market	54
Zoning	Zone 55
HOA Fees	100
HOA Fees Freq.	Annually

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Listing information last updated on September 10th, 2025 at 7:02pm MDT