

## \$789,900 - 2004 Collip Crescent, Edmonton

MLS® #E4442717

**\$789,900**

5 Bedroom, 4.00 Bathroom, 2,446 sqft

Single Family on 0.00 Acres

Cavanagh, Edmonton, AB

CORNER LOT || Opportunity to do selections for Fully upgraded & Custom Modern Detached Home. Open to above Living Area with Stunning feature wall. Main floor full br with fully custom full bath. BEAUTIFUL kitchen with centre island & quartz countertop. Spice Kitchen with lot of cabinets. 9 ft ceiling . Oak staircase leads to bonus rm with feature wall. Huge Primary br with feature wall, 5pc fully custom ensuite & W/I closet. Two more br's with attached jack & jill bathroom. Bedroom 4 also with access to ensuite bath. Laundry on 2nd floor with sink. Side entrance for basement. This house checks off all the columns ... fully loaded with all features, finishes ,upgrades, spice kitchen, open to above, custom feature walls..... and so much more.

Built in 2025

### Essential Information

MLS® #	E4442717
Price	\$789,900
Bedrooms	5
Bathrooms	4.00
Full Baths	4
Square Footage	2,446
Acres	0.00
Year Built	2025



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

### Community Information

Address	2004 Collip Crescent
Area	Edmonton
Subdivision	Cavanagh
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 5C7

### Amenities

Amenities	Ceiling 9 ft., No Animal Home, No Smoking Home
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	None
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Corner Lot, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	June 17th, 2025
Days on Market	81
Zoning	Zone 55

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 September 6th, 2025 at 7:02pm MDT