

\$479,900 - 2134 Crossbill Lane, Edmonton

MLS® #E4454943

\$479,900

3 Bedroom, 2.50 Bathroom, 1,565 sqft

Single Family on 0.00 Acres

Kinglet Gardens, Edmonton, AB

Welcome Home to Kinglet - Edmonton. Quality built Half Duplex Landon Attached Double Garage Family Floor plan by Rohit Homes. Terrific floor plan and Haute Contemporary Design. Perfect family community. Live within the scenic and convenient Big Lakes Area of Edmonton on the NW Corner of the City. Great place to call home and to invest in your future. Haute Contemporary Design with upgrades throughout. Double Attached Garage. 1565 Sq Ft, 3 Bedrooms 2.5 Bathrooms with Open Concept 9â€™™ Ceilings. Side Entrance with Suite Potential. Upper Floor Laundry and Bonus/Flex Room. Master with Ensuite and Walk In Closet. Practical floor plan with functional room sizes and open concept flows throughout the home. WOW. APPLIANCE CREDIT!, LANDSCAPING INCLUDED, TRIPLE PANE WINDOWS, QUARTZ COUNTER TOPS, HIGH EFFICIENCY FURNACE Almost ready, pictures may differ from actual property. Act Now!

Built in 2025

Essential Information

MLS® #	E4454943
Price	\$479,900
Bedrooms	3
Bathrooms	2.50



Full Baths	2
Half Baths	1
Square Footage	1,565
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	2134 Crossbill Lane
Area	Edmonton
Subdivision	Kinglet Gardens
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5S 0W4

Amenities

Amenities	See Remarks
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Builder Appliance Credit
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, See Remarks
Exterior Features	Landscaped, See Remarks
Roof	Asphalt Shingles
Construction	Wood, See Remarks
Foundation	Concrete Perimeter

Additional Information

Date Listed August 27th, 2025

Days on Market 2

Zoning Zone 59

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 August 29th, 2025 at 6:17pm MDT