

# \$550,000 - 3583 Mclean Crescent, Edmonton

MLS® #E4443295

**\$550,000**

3 Bedroom, 3.50 Bathroom, 1,466 sqft  
Single Family on 0.00 Acres

Macewan, Edmonton, AB

Welcome to this impeccable 2-storey home in the family-friendly community of Macewan. With over 2,100 sq ft of finished living space, this 3 bed, 3.5 bath gem offers comfort and functionality across every level. The bright main floor features a well-appointed kitchen with newer appliances (2024), a spacious living area, and access to your private backyard oasis—complete with a large deck, built-in planter boxes, and a cozy fire pit. Double car garage is oversized and heated. Upstairs you’ll find 3 bedrooms (2 with walk-in closets), including a spacious primary with a 4-piece ensuite. The fully finished basement adds flexible space with a large rec area and 3-piece bath. Major mechanical upgrades include a new roof (2022, 40-year shingles), furnace (2024), 60-gallon HWT (2024), and laundry set (2023). Nestled on a quiet crescent in South Edmonton with great access to parks, schools, and transit—this home is truly move-in ready.

Built in 2003

## Essential Information

MLS® #	E4443295
Price	\$550,000
Bedrooms	3
Bathrooms	3.50



Full Baths	3
Half Baths	1
Square Footage	1,466
Acres	0.00
Year Built	2003
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	3583 Mclean Crescent
Area	Edmonton
Subdivision	Macewan
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 1M5

### Amenities

Amenities	Deck, Fire Pit, Vinyl Windows, See Remarks
Parking	Double Garage Attached, Heated, Over Sized

### Interior

Interior Features	ensuite bathroom
Appliances	Alarm/Security System, Dishwasher-Built-In, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Fenced, Landscaped, No Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed            June 19th, 2025  
Days on Market      19  
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 July 8th, 2025 at 5:32pm MDT