

## \$799,900 - 9437 144 Street, Edmonton

MLS® #E4449176

**\$799,900**

4 Bedroom, 3.00 Bathroom, 1,713 sqft

Single Family on 0.00 Acres

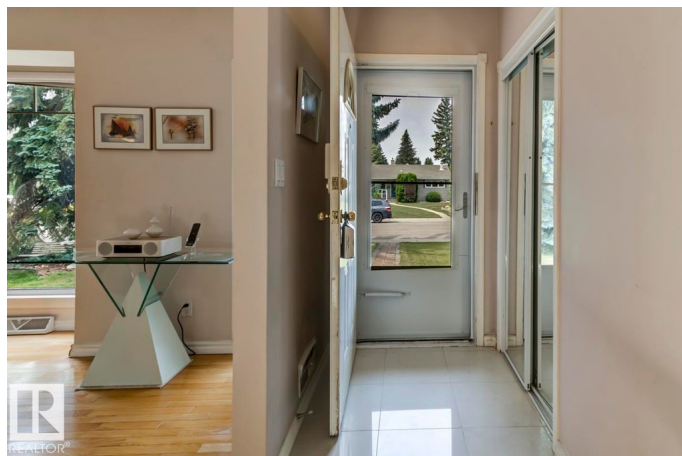
Crestwood, Edmonton, AB

Welcome home to Crestwood - one of Edmonton's most desirable neighbourhoods! This beautifully maintained 1715 sq ft bungalow sits on a quiet street just steps from the scenic MacKenzie Ravine. The main floor features three spacious bedrooms, two full baths, and a sunlit living room with hardwood floors flowing into a large dining area—perfect for hosting. The bright kitchen offers ample cabinets and a breakfast nook overlooking the private, landscaped backyard. The adjacent family room with fireplace creates a warm, inviting space for everyday living and entertaining. The finished basement adds a fourth bedroom, full bath, and a large rec room or home theatre. Additional perks include central air conditioning and a double detached garage. Enjoy summer evenings on the patio or explore nearby parks and trails. Quick access to the River Valley, downtown, restaurants, cafes, L'oca Market, shops, and more.

Built in 1955

### Essential Information

MLS® #	E4449176
Price	\$799,900
Bedrooms	4
Bathrooms	3.00



Full Baths	3
Square Footage	1,713
Acres	0.00
Year Built	1955
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### **Community Information**

Address	9437 144 Street
Area	Edmonton
Subdivision	Crestwood
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5R 0R8

### **Amenities**

Amenities	Air Conditioner, Deck, Detectors Smoke, No Animal Home, No Smoking Home, Patio, Vinyl Windows
Parking Spaces	4
Parking	Double Garage Detached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Tile Surround
Stories	2
Has Basement	Yes
Basement	Partial, Finished

### **Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Back Lane, Fenced, Flat Site, Golf Nearby, Playground Nearby, Public

	Transportation, Schools, Shopping Nearby, Treed Lot
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Crestwood, Holy Cross
Middle	Johnny Bright, Holy Cross
High	FX, Picard, Ross Shep

### **Additional Information**

Date Listed	July 23rd, 2025
Days on Market	53
Zoning	Zone 10

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 14th, 2025 at 6:17pm MDT