

# \$459,998 - 4360 Kinglet Dr Nw, Edmonton

MLS® #E4457926

**\$459,998**

4 Bedroom, 4.00 Bathroom, 1,190 sqft

Single Family

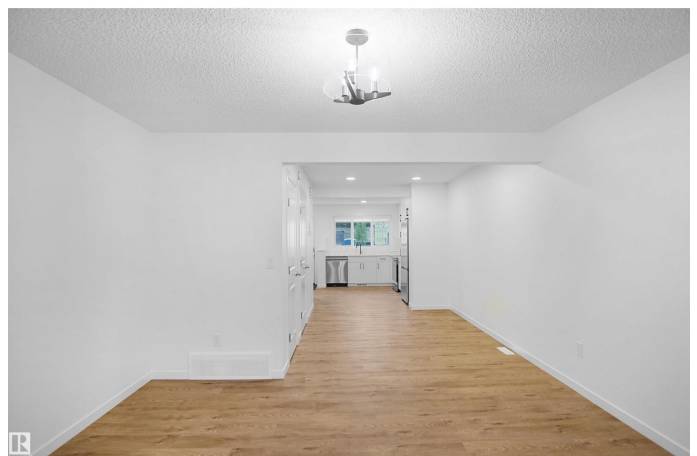
Kinglet Gardens, Edmonton, Alberta

\*\*\* LEGAL SUITE INCLUDED \*\*\* Welcome to this brand new home the "Sage II" Built by Broadview Homes and is located in one of North West Edmonton's newest premier communities of Kinglet Gardens. With just under 1200 square Feet this home comes single parking pad, this opportunity is perfect for a young family or young couple. Your main floor is complete with luxury Vinyl plank flooring throughout the great room and the kitchen. Highlighted in your new kitchen are upgraded cabinets, upgraded counter tops and a tile back splash. Finishing off the main level is a 2 piece bathroom. The upper level has 3 bedrooms and 2 full bathrooms that is perfect for a first time buyer. The basement is fully finished with a legal suite perfect for as a mortgage helper. \*\*\* This home is under construction and slated to be completed by December , photos used are from the same home recently built colors and finishings may vary \*\*\* (id:6289)

Built in 2025

## Essential Information

|                |           |
|----------------|-----------|
| Listing #      | E4457926  |
| Price          | \$459,998 |
| Bedrooms       | 4         |
| Bathrooms      | 4.00      |
| Half Baths     | 1         |
| Square Footage | 1,190     |



|            |               |
|------------|---------------|
| Year Built | 2025          |
| Type       | Single Family |
| Sub-Type   | Freehold      |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 4360 Kinglet Dr Nw |
| Subdivision | Kinglet Gardens    |
| City        | Edmonton           |
| Province    | Alberta            |
| Postal Code | T5S0T1             |

### Amenities

|           |                                                                     |
|-----------|---------------------------------------------------------------------|
| Amenities | Airport, Golf Course, Playground, Public Transit, Schools, Shopping |
| Features  | See remarks, Park/reserve, Lane                                     |
| Parking   | Parking Pad                                                         |

### Interior

|              |                 |
|--------------|-----------------|
| Appliances   | See remarks     |
| Heating      | Forced air      |
| # of Stories | 2               |
| Has Basement | Yes             |
| Basement     | Walk out, Suite |

### Listing Details

|                |                            |
|----------------|----------------------------|
| Listing Office | Royal LePage Arteam Realty |
|----------------|----------------------------|



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Listing information last updated on October 20th, 2025 at 12:46pm MDT