

## \$599,900 - 208 Gariepy Crescent, Edmonton

MLS® #E4445306

**\$599,900**

3 Bedroom, 3.00 Bathroom, 1,587 sqft

Single Family on 0.00 Acres

Gariepy, Edmonton, AB

Step inside this meticulously maintained 3 bed, 3 bath bungalow tucked on a quiet cul-de-sac in Gariepy. The sun-soaked front living room welcomes you with gleaming hardwood floors, a bow window & open split-level design. Flowing seamlessly into the dining, the layout is perfect for entertaining with a cozy wood-burning stove & custom tile surround. The kitchen blends warmth & functionality with rich wood cabinetry, granite counters, a central island with beverage fridge, and large window overlooking the backyard. A second living room offers a gas fireplace, built-ins, and patio doors leading to the deck in west facing back yard. The primary bedroom is a peaceful retreat with an updated ensuite featuring a walk-in shower and built-in seating. Downstairs offers large rec space, 3-pc bath, laundry, tons of storage & a cold room. Enjoy the landscaped yard with garden beds, fire pit & shed. Steps to the Edmonton Country Club, river valley, and amenities—this one truly has it all!

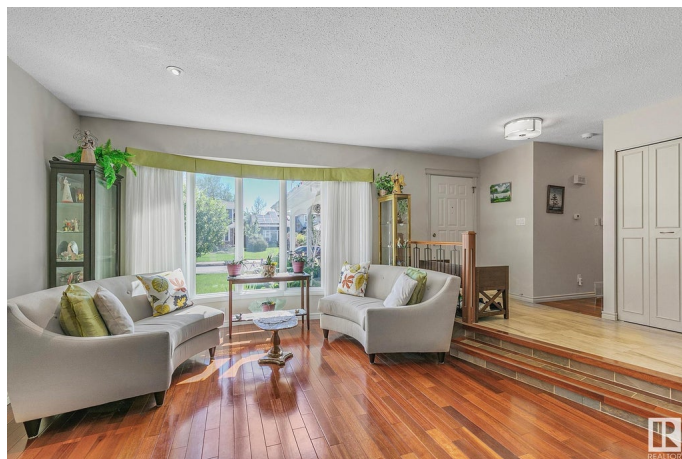
Built in 1978

### Essential Information

MLS® # E4445306

Price \$599,900

Bedrooms 3



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 1,587                  |
| Acres          | 0.00                   |
| Year Built     | 1978                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### **Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 208 Gariepy Crescent |
| Area        | Edmonton             |
| Subdivision | Gariepy              |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T6M 1A2              |

### **Amenities**

|           |   |
|-----------|---|
| Amenities | Air Conditioner, Deck, Detectors Smoke, No Animal Home, No Smoking Home |
| Parking   | Double Garage Attached  |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Water Softener, Window Coverings, Wine/Beverage Cooler |
| Heating           | Forced Air-1, Natural Gas   |
| Fireplace         | Yes   |
| Fireplaces        | Tile Surround, Woodstove  |
| Stories           | 2   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Wood, Brick, Vinyl   |
| Exterior Features | Cul-De-Sac, Fenced, Flat Site, Golf Nearby, Landscaped, Playground |

|              |  |
|--------------|--|
|              | Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof         | Asphalt Shingles   |
| Construction | Wood, Brick, Vinyl   |
| Foundation   | Concrete Perimeter   |

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | July 2nd, 2025 |
| Days on Market | 9              |
| Zoning         | Zone 20        |

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Listing information last updated on July 11th, 2025 at 4:48pm MDT