

## \$534,900 - 1031 James Crescent, Edmonton

MLS® #E4452148

**\$534,900**

5 Bedroom, 3.00 Bathroom, 1,577 sqft

Single Family on 0.00 Acres

Jackson Heights, Edmonton, AB

Spacious 1500+ sq ft bungalow with a fully finished basement, perfectly situated on a huge 7000+ sq ft lot in a quiet Jackson Heights cul-de-sac. The main floor offers a formal living and dining room, a u-shaped kitchen with eating area, and a cozy family room with a wood-burning fireplace. The primary suite easily accommodates a king bed and features a 3-piece ensuite. Two additional bedrooms, a 4-piece main bath, and a convenient laundry room complete the main level. The fully finished basement boasts a massive rec room, two more bedrooms, a 3-piece bath, and two large storage rooms. Not to be missed is the double attached garage. Enjoy the expansive backyard with room for play, gardening, or future projects. Located close to schools, parks, and amenities, this home offers the perfect blend of comfort, space, and convenience for family living.

Built in 1992

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4452148  |
| Price          | \$534,900 |
| Bedrooms       | 5         |
| Bathrooms      | 3.00      |
| Full Baths     | 3         |
| Square Footage | 1,577     |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 1992                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | Bungalow               |
| Status     | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 1031 James Crescent |
| Area        | Edmonton            |
| Subdivision | Jackson Heights     |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6L 6P6             |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | See Remarks            |
| Parking   | Double Garage Attached |

### Interior

|                   |                                                                                                                                   |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                  |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                         |
| Fireplace         | Yes                                                                                                                               |
| Fireplaces        | Mantel                                                                                                                            |
| Stories           | 2                                                                                                                                 |
| Has Basement      | Yes                                                                                                                               |
| Basement          | Full, Finished                                                                                                                    |

### Exterior

|                   |                                                                                |
|-------------------|--------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                    |
| Exterior Features | Cul-De-Sac, Fenced, Fruit Trees/Shrubs, Landscaped, Playground Nearby, Schools |
| Roof              | Asphalt Shingles                                                               |
| Construction      | Wood, Vinyl                                                                    |
| Foundation        | Concrete Perimeter                                                             |

**Additional Information**

Date Listed            August 6th, 2025  
Days on Market      16  
Zoning                Zone 29

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