

# \$490,000 - 9379 221 Street, Edmonton

MLS® #E4418724

**\$490,000**

3 Bedroom, 2.50 Bathroom, 1,637 sqft  
Single Family on 0.00 Acres

Secord, Edmonton, AB

Welcome to The Whitman - built by Lincolnberg Homes, your Builder of Choice 9 years in a row. Finally a home that has everything you could ask for at the price you can afford! The perfect home for young professionals and families, the Whitman features over 1600 Sq.Ft. Located in the community of Secord. The main floor offers a front den/flex space a half bathroom, a central island kitchen which is open to the dining and living room, back door access to the back yard, plus this home features a side entrance to the unfinished basement. Upstairs you have 3 bedrooms, a spacious primary with ensuite and walk in closet, 2 more bedrooms, a 3rd full bath and the convenience of 2nd floor laundry. Photos of are a previous show home, colours will be different, see rendering photos.



Built in 2024

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4418724  |
| Price          | \$490,000 |
| Bedrooms       | 3         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,637     |
| Acres          | 0.00      |

|            |                        |
|------------|------------------------|
| Year Built | 2024                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 9379 221 Street |
| Area        | Edmonton        |
| Subdivision | Secord          |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5T 6E7         |

### Amenities

|           |   |
|-----------|---|
| Amenities | Ceiling 9 ft., Detectors Smoke, No Animal Home, No Smoking Home, HRV System, 9 ft. Basement Ceiling |
| Parking   | Parking Pad Cement/Paved  |

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Appliances        | See Remarks               |
| Heating           | Forced Air-1, Natural Gas |
| Stories           | 2                         |
| Has Basement      | Yes                       |
| Basement          | Full, Unfinished          |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stone, Vinyl   |
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stone, Vinyl   |
| Foundation        | Concrete Perimeter   |

### School Information

|            |                          |
|------------|--------------------------|
| Elementary | David Thomas King School |
| Middle     | David Thomas King School |
| High       | Jasper Place School      |

**Additional Information**

Date Listed            January 21st, 2025  
Days on Market      211  
Zoning                 Zone 58

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