

# \$619,900 - 456 33 Street, Edmonton

MLS® #E4434390

**\$619,900**

3 Bedroom, 2.50 Bathroom, 2,259 sqft  
Single Family on 0.00 Acres

Alces, Edmonton, AB

Welcome to the brand new Entertain Play 24, a home that features the perfect combination of “wow” and function. Built by award winning Cantiro homes and located in the desirable community of Alces, this modern elevation is finished in a warm, inviting Birch interior. The centrally located kitchen with oversized walk thru pantry is designed to ensure it’s integrated with a large entertaining space and dining area easily accommodating 8. The open concept living area is highlighted by a raised, electric fireplace, creating a contemporary focal point. Upstairs you will find a lux ensuite with free standing soaker tub, dual sinks, and fully tiled shower, 2 additional full sized bedrooms and extended rec room for family movie nights in. Completing the home is the beautiful Westcoast elevation exterior. QUICK POSSESSION!

Built in 2024



## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4434390  |
| Price      | \$619,900 |
| Bedrooms   | 3         |
| Bathrooms  | 2.50      |
| Full Baths | 2         |
| Half Baths | 1         |

|                |                        |
|----------------|------------------------|
| Square Footage | 2,259                  |
| Acres          | 0.00                   |
| Year Built     | 2024                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |               |
|-------------|---------------|
| Address     | 456 33 Street |
| Area        | Edmonton      |
| Subdivision | Alces         |
| City        | Edmonton      |
| County      | ALBERTA       |
| Province    | AB            |
| Postal Code | T6X 3C9       |

### Amenities

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

### Interior

|                   |                                                                                  |
|-------------------|----------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                 |
| Appliances        | Dishwasher-Built-In, Garage Control, Garage Opener, Refrigerator, Stove-Electric |
| Heating           | Forced Air-1, Natural Gas                                                        |
| Fireplace         | Yes                                                                              |
| Fireplaces        | Insert                                                                           |
| Stories           | 2                                                                                |
| Has Basement      | Yes                                                                              |
| Basement          | Full, Unfinished                                                                 |

### Exterior

|                   |                      |
|-------------------|----------------------|
| Exterior          | Wood, Vinyl          |
| Exterior Features | Schools, See Remarks |
| Roof              | Asphalt Shingles     |
| Construction      | Wood, Vinyl          |
| Foundation        | Concrete Perimeter   |

### Additional Information

Date Listed May 3rd, 2025

Days on Market 139

Zoning Zone 53

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Listing information last updated on September 19th, 2025 at 2:17am MDT