

Courtesy Of Dave J Ryan Of RE/MAX Real Estate

## \$748,800 - 207 Falconer Link Link, Edmonton

MLS® #E4457850

**\$748,800**

5 Bedroom, 3.50 Bathroom, 2,583 sqft

Single Family on 0.00 Acres

Falconer Heights, Edmonton, AB

Move in Ready executive living in prestigious Riverbend! This stunning 2-storey boasts almost 2600 sq ft of living space PLUS a fully finished basement. Perfectly suited for multi-generational living this home impresses the moment you walk in the door to the huge entry with 2 storey ceilings! Large front living room & generous dining area are great for entertaining. Huge kitchen with tons of counter space, corner pantry & big breakfast nook. Massive family room with towering ceiling, gas fireplace & tons of windows! Main floor bedroom could be used as home office. 3pc bath too & MAIN FLOOR LAUNDRY! Huge master suite w/ 5pc ensuite, large walk in closet and fireplace! 2 more big bedrooms and 4pc bath! Basement is fully developed with massive rec room area. 2nd FULL KITCHEN and additional bedroom. Oversized double attached garage. UPDATED furnaces, hot water tank and appliances. Fully landscaped yard! Great location close to parks, shopping, transit, rec centres and more! some photos are virtually staged

Built in 2001

### Essential Information

MLS® # E4457850

Price \$748,800



|                |                        |
|----------------|------------------------|
| Bedrooms       | 5                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,583                  |
| Acres          | 0.00                   |
| Year Built     | 2001                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 207 Falconer Link Link |
| Area        | Edmonton               |
| Subdivision | Falconer Heights       |
| City        | Edmonton               |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T6R 2V7                |

### Amenities

|           |                                                                                                                           |
|-----------|---------------------------------------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Closet Organizers, Deck, Detectors Smoke, Exterior Walls- 2"x6", No Smoking Home, Vinyl Windows, Wet Bar |
| Parking   | Double Garage Attached, Heated, Insulated, Over Sized                                                                     |

### Interior

|                   |                                                                                                                                                                        |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                       |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Washer, Window Coverings, Refrigerators-Two, Stoves-Two |
| Heating           | Forced Air-2, Natural Gas                                                                                                                                              |
| Fireplace         | Yes                                                                                                                                                                    |
| Fireplaces        | Insert                                                                                                                                                                 |
| Stories           | 3                                                                                                                                                                      |
| Has Basement      | Yes                                                                                                                                                                    |
| Basement          | Full, Finished                                                                                                                                                         |

### Exterior

|                   |                                                            |
|-------------------|------------------------------------------------------------|
| Exterior          | Wood, Stone, Stucco                                        |
| Exterior Features | Fenced, Flat Site, Landscaped, Level Land, Shopping Nearby |
| Roof              | Asphalt Shingles                                           |
| Construction      | Wood, Stone, Stucco                                        |
| Foundation        | Concrete Perimeter                                         |

### **Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 12th, 2025 |
| Days on Market | 6                    |
| Zoning         | Zone 14              |

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Listing information last updated on September 18th, 2025 at 7:32pm MDT