

Courtesy Of Erin Mulkey Of Sable Realty

\$440,000 - 3405 Cameron Heights Cove Cove, Edmonton

MLS® #E4426454

\$440,000

3 Bedroom, 1.50 Bathroom, 1,311 sqft
Single Family on 0.00 Acres

Cameron Heights (Edmonton), Edmonton, AB

Welcome to this charming townhouse with NO condo fees, in the prestigious Cameron Heights community of Edmonton! This well-maintained, move-in-ready home offers a perfect blend of comfort and convenience. Featuring a single attached garage, this property backs onto a scenic pond and walking trail, providing stunning views and enhanced privacy. The fully fenced backyard is perfect for enjoying outdoor relaxation or entertaining guests. Inside, you'll find a bright and inviting layout designed for modern living. Whether you're a first-time homebuyer, an investor, or looking to downsize, this home is an incredible opportunity in one of Edmonton's most sought-after neighborhoods.



Built in 2014

Essential Information

MLS® #	E4426454
Price	\$440,000
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,311
Acres	0.00

Year Built 2014
Type Single Family
Sub-Type Residential Attached
Style 2 Storey
Status Active

Community Information

Address 3405 Cameron Heights Cove
Area Edmonton
Subdivision Cameron Heights (Edmonton)
City Edmonton
County ALBERTA
Province AB
Postal Code T6M 0R5

Amenities

Amenities See Remarks
Parking Single Garage Attached
Is Waterfront Yes

Interior

Appliances Dishwasher-Built-In, Dryer, F
Stove-Electric, Washer
Heating Forced Air-1, Natural Gas
Stories 2
Has Basement Yes
Basement Full, Unfinished

Exterior

Exterior Wood, Stone, Vinyl
Exterior Features Backs Onto Lake, Fenced,
Nearby
Roof Asphalt Shingles
Construction Wood, Stone, Vinyl
Foundation Concrete Perimeter

Additional Information

Date Listed March 19th, 2025
Days on Market 20



Zoning	Zone 20
HOA Fees	240
HOA Fees Freq.	Annually

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 8th, 2025 at 7:17am MDT