

# \$569,888 - 8207 Kiriak Loop, Edmonton

MLS® #E4424327

**\$569,888**

3 Bedroom, 2.50 Bathroom, 1,657 sqft  
Single Family on 0.00 Acres

Keswick Area, Edmonton, AB

Located in the desirable community of Keswick with a SIDE ENTRANCE, this home embodies modern living. Close to ponds, walking trails and playgrounds it's easy to enjoy outdoors close to your home! Enter into the welcoming foyer and into the open concept home with 9' ceilings and modern finished. The kitchen is the highlight with rich wood toned 42" cabinets, water line to fridge, two-toned 3m quartz countertops, corner pantry and \$3,000 appliance allowance. Upstairs you have laundry, bonus room and 3 bedrooms including an owners retreat with large walk-in closet and 5pc ensuite with double sinks and soaker tub. Basement has rough-ins for a future legal suite. Rough grading included. Under construction, tentative completion end of August/Early Sept. Photos of previous build, interior colors are NOT represented. HOA TBD

Built in 2025

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4424327  |
| Price          | \$569,888 |
| Bedrooms       | 3         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,657     |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 2025                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 8207 Kiriak Loop |
| Area        | Edmonton         |
| Subdivision | Keswick Area     |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T6W 5S2          |

### Amenities

|                |                            |
|----------------|----------------------------|
| Amenities      | Ceiling 9 ft., See Remarks |
| Parking Spaces | 4                          |
| Parking        | Double Garage Attached     |

### Interior

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

### Exterior

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

### Additional Information

|             |                 |
|-------------|-----------------|
| Date Listed | March 6th, 2025 |
|-------------|-----------------|

|                |          |
|----------------|----------|
| Days on Market | 62       |
| Zoning         | Zone 56  |
| HOA Fees       | 1        |
| HOA Fees Freq. | Annually |

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Listing information last updated on May 7th, 2025 at 12:32pm MDT