

## \$649,800 - 2007 Haddow Drive, Edmonton

MLS® #E4459475

### \$649,800

3 Bedroom, 2.50 Bathroom, 2,440 sqft

Single Family on 0.00 Acres

Haddow, Edmonton, AB

Meticulously maintained former Kimberley Showhome in Riverside on a 7,200sf LOT! Enjoy quiet mornings on the front porch nestled into a KEYHOLE LOCATION. Or enjoy the outdoors in a lrg yard surrounded by mature trees & water feature. Vaulted foyer upon entry w/ french doors leading to a spacious den (or 4th bdrm). Open concept kitchen (updated stainless steel appliances & corner pantry), living rm w/ fireplace, breakfast nook & dining rm. Main level complete w/ 2pc wshrm, mudrm w/ large walk-in coat closet & laundry. Upstairs find 3 generously sized bdrms + a large vaulted bonus rm. Spacious primary bdrm boasts a huge 5pc bthrm (incl jacuzzi tub). Finished basement offers additional living/games space. Features incl AC, hardwood, central vacuum, alarm system, underground sprinklers & more! Fantastic location near desirable schools, shopping, restaurants, Terwillegar Rec Centre, & transit. Parks & trails scattered throughout the community. Plus easy access to Henday & Whitemud. Quick possession available!

Built in 1997

### Essential Information

MLS® # E4459475

Price \$649,800



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,440                  |
| Acres          | 0.00                   |
| Year Built     | 1997                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 2007 Haddow Drive |
| Area        | Edmonton          |
| Subdivision | Haddow            |
| City        | Edmonton          |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T6R 2P2           |

### Amenities

|                |                                                                                                                        |
|----------------|------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Ceiling 9 ft., Deck, Front Porch, Sauna; Swirlpool; Steam, Sprinkler Sys-Underground, Vaulted Ceiling |
| Parking Spaces | 4                                                                                                                      |
| Parking        | Double Garage Attached                                                                                                 |

### Interior

|                   |                                                                                                                                                                                                      |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                     |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Storage Shed, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                                            |
| Fireplace         | Yes                                                                                                                                                                                                  |
| Fireplaces        | Mantel, Tile Surround                                                                                                                                                                                |
| Stories           | 3                                                                                                                                                                                                    |
| Has Basement      | Yes                                                                                                                                                                                                  |
| Basement          | Full, Finished                                                                                                                                                                                       |

### Exterior

|                   |                                                                                                                                                  |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                                                                                                               |
| Exterior Features | Cul-De-Sac, Landscaped, No Back Lane, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Partially Fenced |
| Roof              | Cedar Shakes                                                                                                                                     |
| Construction      | Wood, Brick, Vinyl                                                                                                                               |
| Foundation        | Concrete Perimeter                                                                                                                               |

**School Information**

|            |                           |
|------------|---------------------------|
| Elementary | Brookside/StMary          |
| Middle     | Riverbend/A.JosephMacneil |
| High       | LillianOsborne/MMM        |

**Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 25th, 2025 |
| Days on Market | 15                   |
| Zoning         | Zone 14              |

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 October 10th, 2025 at 11:17am MDT