

\$790,000 - 3739 Cameron Heights Place, Edmonton

MLS® #E4415628

\$790,000

0 Bedroom, 0.00 Bathroom,
Single Family on 0.00 Acres

Cameron Heights (Edmonton), Edmonton, AB

Views of skyline, ravine and north Sask River. Located in cul de sac with ample spacing between next house. Gorgeous and one of a kind. Visit the Listing Brokerage (and/or listing REALTOR®) website to obtain additional information.

Essential Information

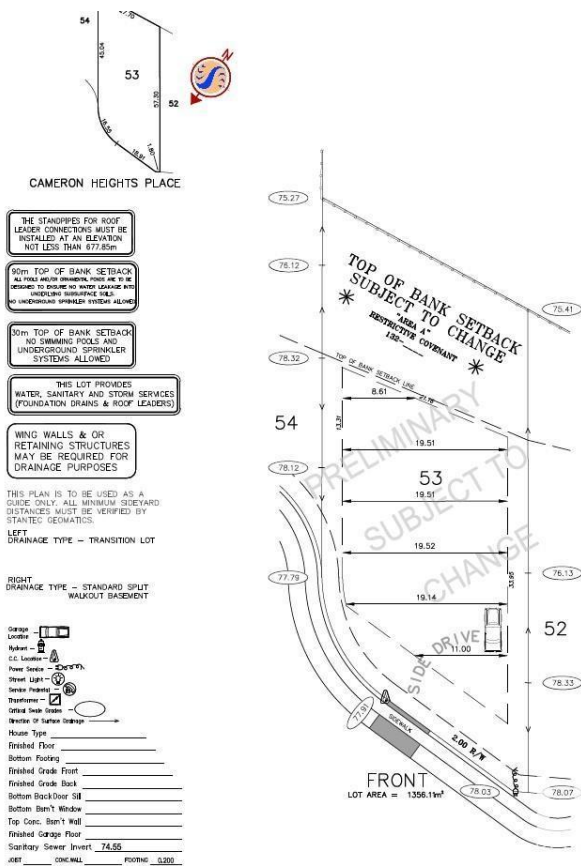
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|-----------|-----------------|
| MLS® # | E4415628 |
| Price | \$790,000 |
| Bathrooms | 0.00 |
| Acres | 0.00 |
| Type | Single Family |
| Sub-Type | Vacant Lot/Land |
| Status | Active |

Community Information

| | |
|-------------|----------------------------|
| Address | 3739 Cameron Heights Place |
| Area | Edmonton |
| Subdivision | Cameron Heights (Edmonton) |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6M 0R1 |

Exterior

Exterior Features See Remarks



- THE STANDOFFS FOR ROOF LEADER CONNECTIONS MUST BE INSTALLED AT AN ELEVATION NOT LESS THAN 677.85m
 - 90m TOP OF BANK SETBACK ALL FIELDS AND/OR UNDERGROUND SERVICES ARE TO BE INSTALLED TO EXISTING OR IMPROVED GRADE AND UNDERGROUND SPRINKLER SYSTEMS ALLOWED
 - 90m TOP OF BANK SETBACK NO SWIMMING POOLS AND UNDERGROUND SPRINKLER SYSTEMS ALLOWED
 - THIS LOT PROVIDES WATER, SANITARY AND STORM SERVICES (FOUNDATION DRAINS & ROOF LEADERS)
 - WING WALLS & OR RETAINING STRUCTURES MAY BE REQUIRED FOR DRAINAGE PURPOSES
- THIS PLAN IS TO BE USED AS A GUIDE ONLY. ALL MINIMUM SIDEYARD DISTANCES MUST BE VERIFIED BY STANTEC GEOMATICS.
- LEFT DRAINAGE TYPE - TRANSITION LOT
- RIGHT DRAINAGE TYPE - STANDARD SPLIT WALKOUT BASEMENT
- Change Location:
- Makeup:
- C.C. Location:
- Power Sockets:
- Street Light:
- Street Sign:
- Transformer:
- Central Sewer Grade:
- Location of Future Garage:
- House Type: _____
- Finished Floor: _____
- Bottom Footing: _____
- Finished Grade Front: _____
- Finished Grade Back: _____
- Bottom Back Door Sill: _____
- Bottom Basement Window: _____
- Top Conc. Basement Wall: _____
- Finished Garage Floor: _____
- Starkey Sewer Invert: 74.55
- JEET CONC WALL FOOTING 0.200

Additional Information

Date Listed December 9th, 2024

Days on Market 132

Zoning Zone 20

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Listing information last updated on April 20th, 2025 at 9:47am MDT