

# \$1,998,800 - 7179 May Crescent, Edmonton

MLS® #E4422427

**\$1,998,800**

6 Bedroom, 4.50 Bathroom, 3,733 sqft

Single Family on 0.00 Acres

Magrath Heights, Edmonton, AB

STUNNING BRAND NEW contemporary home backing SOUTH to a beautiful RAVINE.

Unique with no pathway behind for added privacy. Custom 3733 sf 4 bedrm 2 sty features 20'™, 10'™ & 9' ceilings, Massive windows, horizontal black metal railing, unique modern black LED fixtures, designer tiles & Engineered wide plank H/W. This home makes an emphatic statement yet is practical for every day family living. The Chef's kitchen features sleek matt Grey cabinetry & upgraded quartz counters. Fisher Paykel appliances -O/S fridge/freezer & a gas cooktop. Main flr den. 4 upper bedrms upstairs all w/ensuites. Primary suite w/RAVINE views, 2 sided FP, dream ensuite & massive W/I closet w/island, massive covered balcony & access to the laundry rm. Large custom window wells =extra light in the F/FIN BSMT w/2 bedrms, full bath, rec rm w/wetbar & exercise rm. 42X23.5'™ TRIPLE heated garage w/drains can accommodate car lifts. K2 Stone, acrylic stucco & long board accents. ENERGY EFFICIENT. A/C. Steps to K-9 school,park/pond & trails

Built in 2022

## Essential Information

MLS® #	E4422427
Price	\$1,998,800



Bedrooms	6
Bathrooms	4.50
Full Baths	4
Half Baths	1
Square Footage	3,733
Acres	0.00
Year Built	2022
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	7179 May Crescent
Area	Edmonton
Subdivision	Magrath Heights
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 0V8

### Amenities

Amenities	Air Conditioner, Ceiling 10 ft., Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Hot Water Tankless, No Smoking Home, Patio, Vaulted Ceiling, Wet Bar, HRV System, Natural Gas BBQ Hookup
Parking	Heated, Over Sized, Triple Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Freezer, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Gas, Washer, Wine/Beverage Cooler
Heating	Forced Air-1, See Remarks, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Metal, Stone, Stucco
Exterior Features	Level Land, Playground Nearby, Private Setting, Public Transportation, Ravine View, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Metal, Stone, Stucco
Foundation	Concrete Perimeter

### School Information

Elementary	NellieCarlson/WilliamIrwin
Middle	NellieCarlson/JosephMacnei
High	LillianOsborne/MMM

### Additional Information

Date Listed	February 21st, 2025
Days on Market	59
Zoning	Zone 14
HOA Fees	236.25
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 21st, 2025 at 6:32pm MDT