

# \$579,900 - 3269 Kulay Way, Edmonton

MLS® #E4439279

**\$579,900**

3 Bedroom, 2.50 Bathroom, 1,889 sqft  
Single Family on 0.00 Acres

Keswick Area, Edmonton, AB

Step into style and comfort in this MODERN, BETTER-THAN-NEW HOME located on a quiet PIE-SHAPED LOT in the highly sought-after community of KESWICK. Thoughtfully designed for everyday living, this home offers space, warmth, and flexibility for families of all sizes. The main floor welcomes you with an open layout, a BUILT-IN FIREPLACE in the living room for cozy nights, a DEDICATED DEN, and a stunning kitchen with a GAS LINE, perfect for your dream range. You'll also love the WALK-THROUGH PANTRY that leads to a practical MUDROOM—ideal for busy mornings and extra storage. Upstairs features 3 SPACIOUS BEDROOMS, a bright BONUS ROOM, and a tranquil PRIMARY SUITE with a WALK-IN CLOSET and private ENSUITE. A SIDE ENTRANCE TO THE BASEMENT offers potential for future legal suite or additional family space. Enjoy the privacy and space your PIE LOT provides—perfect for outdoor living and entertaining.

Built in 2022

## Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4439279  |
| Price    | \$579,900 |
| Bedrooms | 3         |



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,889                  |
| Acres          | 0.00                   |
| Year Built     | 2022                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### **Community Information**

|             |                |
|-------------|----------------|
| Address     | 3269 Kulay Way |
| Area        | Edmonton       |
| Subdivision | Keswick Area   |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6W 5B5        |

### **Amenities**

|           |  |
|-----------|--|
| Amenities | Ceiling 9 ft., Deck, Hot Water Natural Gas, No Animal Home, No Smoking Home, Parking-Extra, Patio, Secured Parking, HRV System |
| Parking   | Double Garage Attached   |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Stove-Electric, Washer, TV Wall Mount |
| Heating           | Forced Air-1, Natural Gas  |
| Fireplace         | Yes  |
| Fireplaces        | Insert   |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Unfinished   |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Fenced, Flat Site, Golf Nearby, Landscaped, Level Land, Playground |

Nearby, Public Transportation, Schools, Shopping Nearby

Roof Asphalt Shingles  
Construction Wood, Vinyl  
Foundation Concrete Perimeter

### **School Information**

Elementary Joey Moss School  
Middle S. Bruce Smith Junior High  
High Jasper Place High School

### **Additional Information**

Date Listed May 29th, 2025  
Days on Market 19  
Zoning Zone 56

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 June 16th, 2025 at 10:47pm MDT