

Courtesy Of Kamran Amjad Of MaxWell Progressive

\$439,900 - 3981 Wren Loop, Edmonton

MLS® #E4418447

\$439,900

3 Bedroom, 2.50 Bathroom, 1,364 sqft
Single Family on 0.00 Acres

Kinglet Gardens, Edmonton, AB

Discover modern living in this brand-new 3-bedroom, 2.5-bathroom home by ANTHEM, nestled in the vibrant Kinglet by Big Lake community. With 1,364 sq. ft. of thoughtfully designed space, this home offers 9â€™™ ceilings, luxury vinyl flooring, and a sleek kitchen featuring quartz countertops, stainless steel appliances, and a waterline to the fridge. Quartz countertops also elevate the bathrooms, adding a touch of sophistication. A separate side entrance provides potential for future suite development, offering added flexibility. Ceilings feature a knockdown texture for a polished touch, while the upstairs and staircase are carpeted with 8lb underlay to enhance comfort. Large triple-pane windows fill the home with natural light, seamlessly combining style, comfort, and functionality in the heart of Kinglet. **Images shown are of a similar property and are for illustrative purposes only. Actual finishes, materials, and features may vary.

Built in 2023

Essential Information

MLS® #	E4418447
Price	\$439,900
Bedrooms	3
Bathrooms	2.50



Full Baths	2
Half Baths	1
Square Footage	1,364
Acres	0.00
Year Built	2023
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	3981 Wren Loop
Area	Edmonton
Subdivision	Kinglet Gardens
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5S 0S9

Amenities

Amenities	On Street Parking, Carbon Monoxide Detectors, Ceiling 9 ft., Detectors Smoke, No Animal Home, No Smoking Home, Vinyl Windows
Parking	Parking Pad Cement/Paved

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stove-Electric
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Park/Reserve, Playground Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary WINTERBURN SCHOOL
Middle MICHAEL PHAIR SCHOOL
High JASPER PLACE SCHOOL

Additional Information

Date Listed January 17th, 2025
Days on Market 55
Zoning Zone 59



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Listing information last updated on March 13th, 2025 at 2:02am MDT