

## \$474,900 - 2248 Casey Crescent, Edmonton

MLS® #E4439545

**\$474,900**

3 Bedroom, 2.50 Bathroom, 1,489 sqft

Single Family on 0.00 Acres

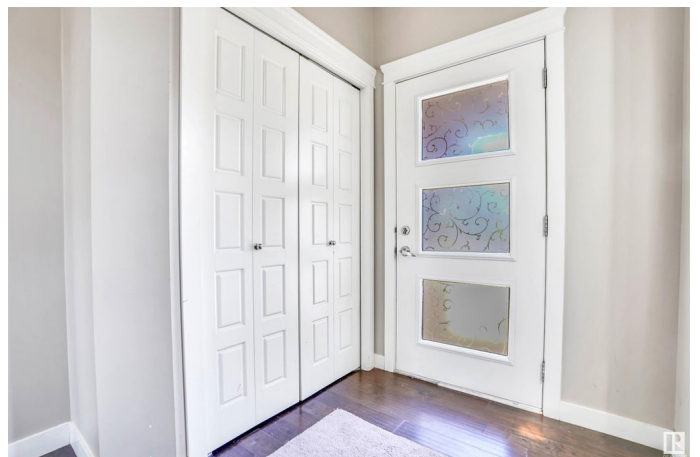
Cavanagh, Edmonton, AB

Beautiful 1488 Sq Ft Half Duplex in Cavanagh  
â€“ Must See! Built by Pacesetter Homes, this well-maintained half duplex features 3 spacious bedrooms, a versatile bonus room, 2.5 bathrooms, and a single attached garage. The main floor offers a warm family room and a modern kitchen with quality finishes. Enjoy hardwood, tile, and carpet flooring throughout. The home is fully landscaped and move-in ready. Located in the desirable Cavanagh community, it's close to shopping, schools, parks, and the Amazon warehouseâ€”perfect for families or professionals. Donâ€™t miss this great opportunity to own a stylish and functional home in a fantastic location.

Built in 2016

### Essential Information

MLS® #	E4439545
Price	\$474,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,489
Acres	0.00
Year Built	2016
Type	Single Family



Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	2248 Casey Crescent
Area	Edmonton
Subdivision	Cavanagh
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 3M8

### Amenities

Amenities	See Remarks
Parking	Single Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-2, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Park/Reserve, Public Transportation, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	May 30th, 2025
Days on Market	17
Zoning	Zone 55

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 6:47am MDT