

## \$529,900 - 17520 49 Street, Edmonton

MLS® #E4448638

**\$529,900**

3 Bedroom, 2.50 Bathroom, 1,727 sqft

Single Family on 0.00 Acres

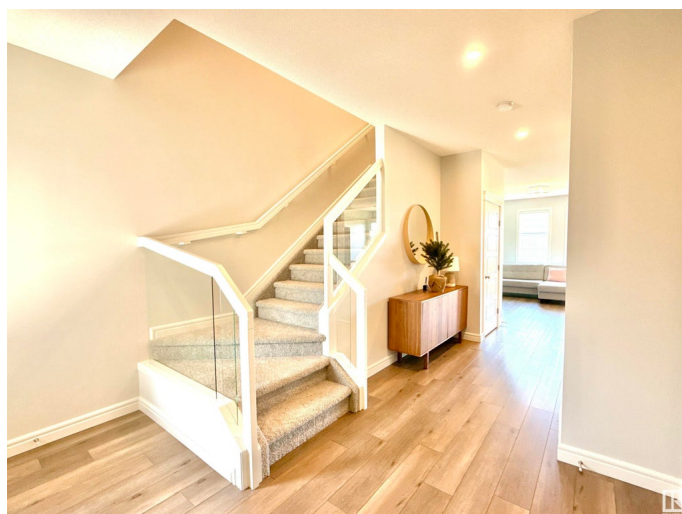
Cy Becker, Edmonton, AB

Better than new 2-storey Smart Home in desirable Cy Becker. Fully upgraded with Smart Samsung appliances, quartz countertops in kitchen and baths, 9 ft ceilings, extended-height white cabinets, glass stair railings, and electric fireplace. Main floor includes open concept living and a 2-pc bath. Upstairs offers a family room, 3 spacious bedrooms and laundry room. The luxurious primary suite has walk-in closet and double-sink ensuite bath. Smart home features solar and EV readiness. Fully fenced and landscaped with no rear neighborsâ€™ backs onto an open field for added privacy. Comes with double attached garage. Separate entrance to the basement perfect for a future suite. Located in a quiet, family-friendly neighborhood close to parks, schools, and quick access to Anthony Henday.

Built in 2021

### Essential Information

MLS® #	E4448638
Price	\$529,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,727



Acres	0.00
Year Built	2021
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	17520 49 Street
Area	Edmonton
Subdivision	Cy Becker
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 4C6

### Amenities

Amenities	Ceiling 9 ft.
Parking Spaces	4
Parking	Double Garage Attached

### Interior

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

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	July 17th, 2025
-------------	-----------------

Days on Market 2

Zoning Zone 03

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 July 19th, 2025 at 2:17am MDT