

\$539,900 - 749 Lauber Crescent, Edmonton

MLS® #E4429678

\$539,900

5 Bedroom, 3.00 Bathroom, 1,602 sqft

Single Family on 0.00 Acres

Leger, Edmonton, AB

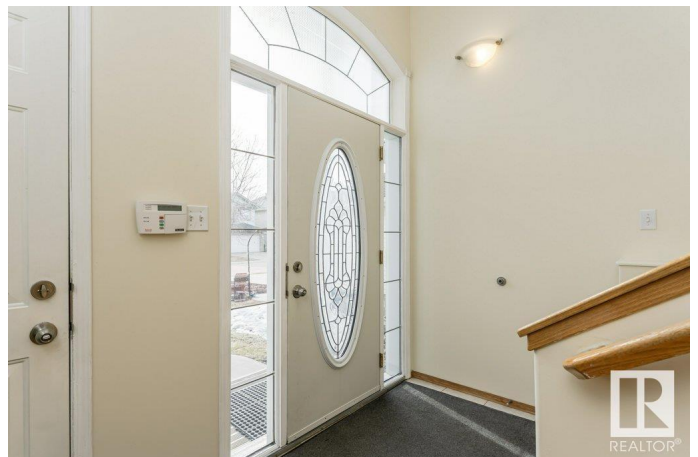
Welcome to the perfect family home—ideally located within walking distance to schools, parks, and shopping! This beautifully maintained home features Lincolnberg's award-winning floor plan with a spacious foyer leading to a bright main level. Freshly painted (2025) with new carpet in the primary bedroom. The primary suite is privately situated over the garage and offers a generous walk-in closet and a beautiful ensuite. A front flex/dining room flows into the vaulted great room, where warm oak cabinets and stainless steel appliances complement the corner kitchen. The living room, with large windows, overlooks the sun-filled west-facing backyard. Enjoy the cozy gas fireplace and custom built-ins. Two additional bedrooms and a 4-piece bath complete the main floor. The finished basement includes a family room, 3 pc bath, three versatile dens/storage rooms, and the comfort of in-floor heating. Updates: shingles (2022), some windows (2024), two HWTs (2022), and new siding. Act quickly as this home won't last!

Built in 2004

Essential Information

MLS® # E4429678

Price \$539,900



| | |
|----------------|------------------------|
| Bedrooms | 5 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 1,602 |
| Acres | 0.00 |
| Year Built | 2004 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|---------------------|
| Address | 749 Lauber Crescent |
| Area | Edmonton |
| Subdivision | Leger |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6R 3J9 |

Amenities

| | |
|----------------|---|
| Amenities | Off Street Parking, On Street Parking, No Animal Home, No Smoking Home, Vaulted Ceiling |
| Parking Spaces | 4 |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, In Floor Heat System, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Tile Surround |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Brick, Vinyl |
| Exterior Features | Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Brick, Vinyl |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|---------------------------|
| Elementary | Archbishop Joseph MacNeil |
| High | Mother Margaret Mary |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | April 8th, 2025 |
| Days on Market | 11 |
| Zoning | Zone 14 |

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Listing information last updated on April 19th, 2025 at 3:02am MDT