

# \$159,900 - 442 Oak Wood Crescent, Edmonton

MLS® #E4428687

**\$159,900**

3 Bedroom, 2.00 Bathroom, 1,085 sqft  
Land Lease Community on 0.00 Acres

Maple Ridge (Edmonton), Edmonton, AB

Your Dream Home Awaits in Maple Ridge!  
This meticulously maintained 1,085 sq. ft. 2009 modular home blends comfort and style. Featuring three spacious bedrooms, the luxurious primary suite boasts a private 4-piece jetted ensuite. The second 4-piece bathroom serves the rest of the home. Vaulted ceilings and large windows flood the open-concept design with natural light, while skylights in the kitchen make it a chef's paradise. A cozy tile-surround natural gas fireplace adds warmth, and vinyl plank flooring and plush carpet ensure both elegance and comfort. The kitchen is perfect for family meals, and the living area opens to a large deck overlooking a sizable yard with grass, two storage sheds, and peaceful green space with walking trails. A sungazer's dream, this home offers sunlight from the east in the morning and west in the evening, perfect for enjoying the changing light all day. Recent updates make this home move-in ready. Affordable and well-maintained!

Built in 2009

## Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4428687  |
| Price    | \$159,900 |
| Bedrooms | 3         |



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,085                  |
| Acres          | 0.00                   |
| Year Built     | 2009                   |
| Type           | Land Lease Community   |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### **Community Information**

|             |                        |
|-------------|------------------------|
| Address     | 442 Oak Wood Crescent  |
| Area        | Edmonton               |
| Subdivision | Maple Ridge (Edmonton) |
| City        | Edmonton               |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T6P 0B2                |

### **Amenities**

|                |                          |
|----------------|--------------------------|
| Parking Spaces | 2                        |
| Parking        | Parking Pad Cement/Paved |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Storage Shed, Stove-Electric, Window Coverings, Curtains and Blinds |
| Heating           | Forced Air-1, Natural Gas  |
| Fireplace         | Yes  |

### **Exterior**

|              |         |
|--------------|---------|
| Exterior     | Modular |
| Construction | Modular |
| Foundation   | Block   |

### **School Information**

|            |                        |
|------------|------------------------|
| Elementary | Velma E. Baker School  |
| Middle     | helma Chalifoux School |

High

W. P. Wagner School

### **Additional Information**

Date Listed April 2nd, 2025

Days on Market 2

Zoning Zone 42

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