

\$364,900 - 1107 Hyndman Road, Edmonton

MLS® #E4436730

\$364,900

4 Bedroom, 2.50 Bathroom, 1,389 sqft

Single Family on 0.00 Acres

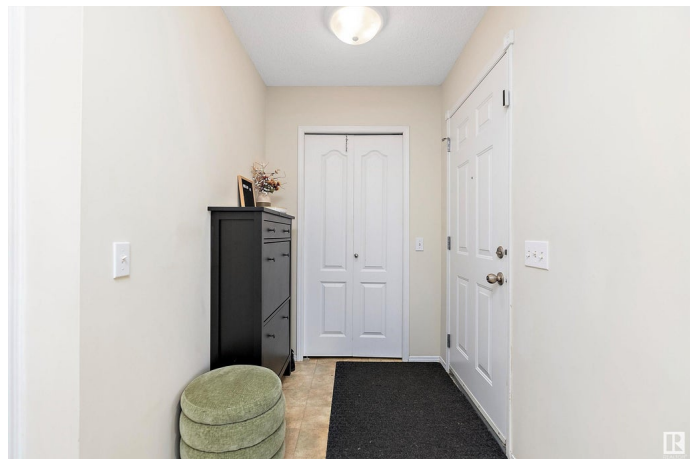
Canon Ridge, Edmonton, AB

Great starter home for any growing family, offering 4 bedrooms and 2.5 bath. Located in Canon Ridge, close to walking trails and River Valley. This 1390 sqft 2 storey home features a lovely front veranda and large private yard. Main level has a convenient floorplan, generous size family room with big bay window offering lots of natural light. Spacious kitchen with lots of cabinets and counter space, center island, corner pantry and large dining area with a door leading to the deck and massive backyard. Upstairs feature 3 bedrooms and 2 full bath. Primary bedroom complete with walk-in closet and 4-piece ensuite. Partially finished basement has a family room, office/bedroom and lots of storage space. Gravel pad in the back is huge, offering tons of parking. Located close to schools, shopping, parks, playground, public transportation, walking trails and other major amenities.

Built in 2003

Essential Information

| | |
|------------|-----------|
| MLS® # | E4436730 |
| Price | \$364,900 |
| Bedrooms | 4 |
| Bathrooms | 2.50 |
| Full Baths | 2 |



| | |
|----------------|------------------------|
| Half Baths | 1 |
| Square Footage | 1,389 |
| Acres | 0.00 |
| Year Built | 2003 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 1107 Hyndman Road |
| Area | Edmonton |
| Subdivision | Canon Ridge |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5A 5J1 |

Amenities

| | |
|-----------|--------------------------|
| Amenities | Deck, Detectors Smoke |
| Parking | Parking Pad Cement/Paved |

Interior

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

Exterior

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

School Information

| | |
|------------|-----------------------|
| Elementary | Overlanders School |
| Middle | John D. Bracco School |
| High | Eastglen School |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 15th, 2025 |
| Days on Market | 13 |
| Zoning | Zone 35 |

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Listing information last updated on May 28th, 2025 at 9:17am MDT