

\$1,175,000 - 3912 Macneil Bay Bay, Edmonton

MLS® #E4439750

\$1,175,000

4 Bedroom, 5.00 Bathroom, 2,110 sqft

Single Family on 0.00 Acres

Magrath Heights, Edmonton, AB

MAGNIFICENCE IN MAGRATH!! Look no further than this exceptional fully developed (4175 Sq/Ft) SOUTH facing WO bungalow nestled in the peaceful heart of the community. With a stunning backyard view (no back neighbours), a picture perfect location in a cul-de-sac, this home is sure to inspire. The main floor open concept plan brilliantly showcases a huge chef's kitchen, living space, and formal dining area with full walkthrough pantry, and mud room. The massive private primary BR is equipped with a 5pc ensuite bath (a marriage saver WC), W.I. closet, and separate access to the backyard deck. The 2nd large BR upstairs also comes stocked with a 3pc ensuite bath. The fully developed basement consists of 2 more exquisitely sized BR's ALSO with ensuite baths, wet bar, 2nd living space perfect for the kids, and media/theatre room for the latest releases. An oversized double attached garage that will take care of all your storage needs. Lest we forget: 4 Ensuite Baths! **DON'T MISS OUT AT THIS CHANCE AT LUXURY!!**

Built in 2010

Essential Information

| | |
|--------|-------------|
| MLS® # | E4439750 |
| Price | \$1,175,000 |



| | |
|----------------|------------------------|
| Bedrooms | 4 |
| Bathrooms | 5.00 |
| Full Baths | 4 |
| Half Baths | 2 |
| Square Footage | 2,110 |
| Acres | 0.00 |
| Year Built | 2010 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Hillside Bungalow |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 3912 Macneil Bay Bay |
| Area | Edmonton |
| Subdivision | Magrath Heights |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6R 0H5 |

Amenities

| | |
|-----------|---|
| Amenities | Air Conditioner, Bar, Ceiling 10 ft., Deck, Detectors Smoke, Patio, Vinyl Windows, Walkout Basement |
| Parking | Double Garage Attached, Over Sized |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garburator, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Storage Shed, Stove-Countertop Gas, Vacuum System Attachments, Vacuum Systems, Washer, Water Softener |
| Heating | Forced Air-1, In Floor Heat System, Natural Gas |
| Fireplaces | Insert |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stucco |
| Exterior Features | Cul-De-Sac, Fenced, Golf Nearby, Landscaped, Low Maintenance Landscape, Playground Nearby, Schools, Shopping Nearby, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco |
| Foundation | Concrete Perimeter |

School Information

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|------------|------------------------|
| Elementary | Nellie Carlson School |
| Middle | Nellie Carlson School |
| High | Lillian Osborne School |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 31st, 2025 |
| Days on Market | 16 |
| Zoning | Zone 14 |

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Listing information last updated on June 16th, 2025 at 8:17pm MDT