

## \$425,000 - 1412 Knottwood Road, Edmonton

MLS® #E4458988

**\$425,000**

4 Bedroom, 3.00 Bathroom, 2,252 sqft

Single Family on 0.00 Acres

Ekota, Edmonton, AB

Welcome to this beautiful 4-level split offering space, comfort, and charm in a prime location. The main floor features a versatile bedroom/den, a cozy fireplace, a bright and spacious living area, and a convenient half bath. Step outside to your private backyard oasis complete with lush grapevines, fruit trees, and garden beds—perfect for summer evenings. A large heated double garage provides ample parking and workspace. Upstairs you’ll find two generous secondary bedrooms, a full bathroom, plus a spacious primary retreat with a walk-in closet and ensuite. The basement adds even more living space with a large flex room, cold storage, another full bath, and plenty of additional storage. Situated directly across from a school with easy access to public transportation, this home combines comfort, function, and convenience for the whole family.

Built in 1976

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4458988  |
| Price      | \$425,000 |
| Bedrooms   | 4         |
| Bathrooms  | 3.00      |
| Full Baths | 2         |



|                |                        |
|----------------|------------------------|
| Half Baths     | 2                      |
| Square Footage | 2,252                  |
| Acres          | 0.00                   |
| Year Built     | 1976                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 4 Level Split          |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 1412 Knottwood Road |
| Area        | Edmonton            |
| Subdivision | Ekota               |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6K 2J9             |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Vinyl Windows          |
| Parking   | Double Garage Detached |

### Interior

|                   |                                                                  |
|-------------------|------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                 |
| Appliances        | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                        |
| Stories           | 3                                                                |
| Has Basement      | Yes                                                              |
| Basement          | Full, Finished                                                   |

### Exterior

|                   |                                                 |
|-------------------|-------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                              |
| Exterior Features | Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                |
| Construction      | Wood, Brick, Vinyl                              |
| Foundation        | Concrete Perimeter                              |

### Additional Information

|             |                      |
|-------------|----------------------|
| Date Listed | September 22nd, 2025 |
|-------------|----------------------|

Days on Market 9

Zoning Zone 29

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Listing information last updated on October 1st, 2025 at 1:47pm MDT