

# \$615,000 - 9468 Pear Cres, Edmonton

MLS® #E4431848

## \$615,000

3 Bedroom, 2.50 Bathroom, 2,150 sqft  
Single Family on 0.00 Acres

The Orchards At Ellerslie, Edmonton, AB

This beautifully designed home offers a perfect blend of functionality and style. The main floor features an open-concept chef’s kitchen with a pantry, a powder room, a den, and a spacious living/dining area. You'll also find a convenient walk-in closet. Upstairs, the bonus room provides a cozy space for family relaxation, while the primary bedroom includes a serene ensuite with dual sinks, a tiled shower, and a standalone tub with a walk-in closet. There are also two additional bedrooms with a full bath. With large windows throughout, the home is bathed in natural light, creating an inviting atmosphere. Every corner of this home is thoughtfully designed to maximize space and comfort, offering a truly elevated living experience.

Built in 2022

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4431848  |
| Price          | \$615,000 |
| Bedrooms       | 3         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 2,150     |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 2022                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### **Community Information**

|             |                           |
|-------------|---------------------------|
| Address     | 9468 Pear Cres            |
| Area        | Edmonton                  |
| Subdivision | The Orchards At Ellerslie |
| City        | Edmonton                  |
| County      | ALBERTA                   |
| Province    | AB                        |
| Postal Code | T6X 2Z6                   |

### **Amenities**

|           |  |
|-----------|--|
| Amenities | Ceiling 9 ft., Detectors Smoke, Hot Water Natural Gas, Smart/Program. Thermostat, HRV System |
| Parking   | Double Garage Attached   |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas  |
| Fireplace         | Yes  |
| Fireplaces        | Glass Door   |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Unfinished   |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stone, Vinyl                           |
| Exterior Features | Airport Nearby, Flat Site, Playground Nearby |
| Roof              | Asphalt Shingles                             |
| Construction      | Wood, Stone, Vinyl                           |
| Foundation        | Concrete Perimeter                           |

### **School Information**

|            |                     |
|------------|---------------------|
| Elementary | Menisa School       |
| Middle     | Riverbend School    |
| High       | J Percy Page School |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 18th, 2025 |
| Days on Market | 119              |
| Zoning         | Zone 53          |

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Listing information last updated on August 15th, 2025 at 2:18pm MDT