

\$698,900 - 2006 Haddow Drive, Edmonton

MLS® #E4440630

\$698,900

5 Bedroom, 4.00 Bathroom, 2,470 sqft

Single Family on 0.00 Acres

Haddow, Edmonton, AB

Meticulously maintained former Birkholz Showhome in Riverside w/ plenty of modern updates on a nearly 11,000sf LOT! Nestled in a KEYHOLE enjoy mornings on the front porch, rear SUNROOM/engineered deck or beautiful summer days in the massive yard surrounded by mature trees for complete privacy. Inside find a spacious living rm w/ 2-sided gas fireplace. FULLY UPDATED KITCHEN w/ marble quartz counters, stainless steel appliances (GAS stove), modern cabinets/backsplash & corner pantry w/ plenty of storage. MAIN FLOOR BEDROOM & FULL BTHRM (renovated). Upstairs find 3 generously sized bdrms plus a large bonus room w/ gas fireplace (could be 4th bdrm or office!). Primary retreat w/ vaulted ceiling & huge 4pc bthrm (incl jacuzzi). Main & 2nd flr BTHRMS RENOVATED w/ new counters, cabinetry, flooring, toilets & shower doors. Finished basement w/ 5th bdrm, bthrm & rec area. Plus updated flooring on main & 2nd level. 2021 updates incl u/g sprinkler, hot water tank, furnace, humidifier, central vac, garage door. A 10!

Built in 1996

Essential Information

MLS® # E4440630

Price \$698,900



| | |
|----------------|------------------------|
| Bedrooms | 5 |
| Bathrooms | 4.00 |
| Full Baths | 4 |
| Square Footage | 2,470 |
| Acres | 0.00 |
| Year Built | 1996 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 2006 Haddow Drive |
| Area | Edmonton |
| Subdivision | Haddow |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6R 2P2 |

Amenities

| | |
|----------------|---|
| Amenities | Deck, Front Porch, Sunroom, Vaulted Ceiling |
| Parking Spaces | 4 |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Alarm/Security System, Dishwasher-Built-In, Dryer, Freezer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Gas, Vacuum System Attachments, Vacuum Systems, Washer |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Corner |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|----------|--------------------|
| Exterior | Wood, Stone, Vinyl |
|----------|--------------------|

| | |
|-------------------|--|
| Exterior Features | Cul-De-Sac, Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Vinyl |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|----------------------------|
| Elementary | Brookside/St.Mary/AMacneil |
| Middle | Riverbend/AMacneil |
| High | LillianOsborne/MMM |

Additional Information

| | |
|----------------|----------------|
| Date Listed | June 5th, 2025 |
| Days on Market | 16 |
| Zoning | Zone 14 |

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Listing information last updated on June 21st, 2025 at 5:02pm MDT