

# \$875,923 - 5827 Kootook Link, Edmonton

MLS® #E4421467

## \$875,923

3 Bedroom, 2.50 Bathroom, 2,379 sqft  
Single Family on 0.00 Acres

Keswick Area, Edmonton, AB

Visit the Listing Brokerage (and/or listing REALTOR®) website to obtain additional information. Award winning builder of the year, Kanvi Homes presents The Ethos32. Crafted with precision, this 2,379 sf. residence is designed for luxury, comfort, and modern living on a south-backing lot in Arbours of Keswick. The grand foyer welcomes you with a floating bench and picture window, leading into a stunning angled kitchen with black and oak soft-close cabinetry, quartz countertops, and a Samsung 5 piece appliance package, including a gas cooktop and touchless microwave. The living room's 60 inch Napoleon fireplace, set against a bold black MDF feature wall, adds a touch of drama, while the signature Kanvi staircase with open risers and glass railings exudes contemporary elegance. Upstairs, the primary bedroom impresses with oversized windows, a spacious walk-in closet, and a spa inspired ensuite with dual vanities, a freestanding tub, and a fully tiled walk-in shower.



Built in 2023

## Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4421467  |
| Price    | \$875,923 |
| Bedrooms | 3         |

|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,379                  |
| Acres          | 0.00                   |
| Year Built     | 2023                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### **Community Information**

|             |                   |
|-------------|-------------------|
| Address     | 5827 Kootook Link |
| Area        | Edmonton          |
| Subdivision | Keswick Area      |
| City        | Edmonton          |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T6W 1A5           |

### **Amenities**

|                |   |
|----------------|---|
| Amenities      | Carbon Monoxide Detectors, Ceiling 9 ft., Detectors Smoke, Exterior Walls- 2"x6", Front Porch, Hot Water Natural Gas, Smart/Program. Thermostat, Television Connection, Vinyl Windows, HRV System |
| Parking Spaces | 4   |
| Parking        | Double Garage Attached  |

### **Interior**

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Appliances        | See Remarks               |
| Heating           | Forced Air-1, Natural Gas |
| Fireplace         | Yes                       |
| Fireplaces        | Insert                    |
| Stories           | 2                         |
| Has Basement      | Yes                       |
| Basement          | Full, Unfinished          |

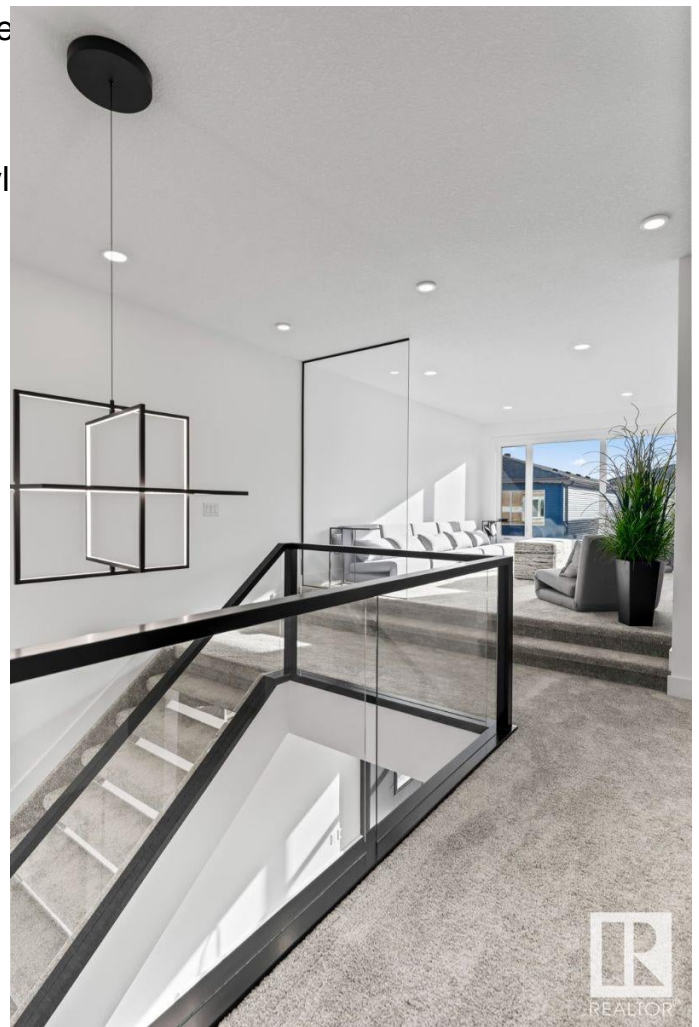
### **Exterior**

|          |                              |
|----------|------------------------------|
| Exterior | Wood, Asphalt, Stucco, Vinyl |
|----------|------------------------------|

Exterior Features No Back Lane, Not Fence Schools, Shopping Nearby  
Roof Asphalt Shingles  
Construction Wood, Asphalt, Stucco, Vinyl  
Foundation Concrete Perimeter

**Additional Information**

Date Listed February 12th, 2025  
Days on Market 57  
Zoning Zone 56



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Listing information last updated on April 10th, 2025 at 9:33am MDT