\$699,800 - 3940 42 Street, Edmonton

MLS® #E4447885

\$699,800

5 Bedroom, 3.50 Bathroom, 2,002 sqft Single Family on 0.00 Acres

Kiniski Gardens, Edmonton, AB

Welcome to this stunning, high quality home in Kiniski Gardens, built by Homexx. This property offers a one of a kind location on the lake with no public access, and a white sand beach. The beautiful backyard boasts a cedar pergola and two large decks. It underwent an extensive renovation (Opulence by Design) in 2012 and features Versace tile, Ceramiche Gardenia Nero and Orchidea from Italy throughout the bathrooms & fireplaces. The main floor has a spacious eat in kitchen, family room with a fireplace, formal sitting room, dining room, and 2 piece bathroom. The upper level has 3 bedrooms and a 3 piece bathroom. The spacious primary bedroom has two walk in closets, a fireplace, and separated by frosted glass doors is a 4 piece bathroom with a jacuzzi bathtub. The walkout basement features two bedrooms, walk in closets, laundry room, a family room with walk out and lake views, and a 4 piece bathroom. This is truly a spectacular home which is situated on a one of a kind location, and it will not last long.



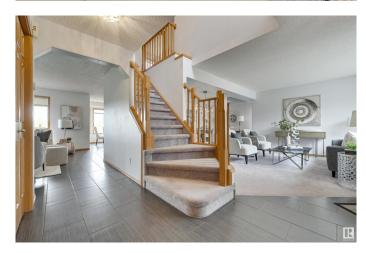
Essential Information

MLS® # E4447885 Price \$699,800

Bedrooms 5







Bathrooms 3.50

Full Baths 3

Half Baths 1

Square Footage 2,002 Acres 0.00 Year Built 1998

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

Community Information

Address 3940 42 Street

Area Edmonton

Subdivision Kiniski Gardens

City Edmonton
County ALBERTA

Province AB

Postal Code T6L 7C4

Amenities

Amenities Air Conditioner, Deck

Parking Double Garage Attached

Is Waterfront Yes

Interior

Interior Features ensuite bathroom

Appliances Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener,

Microwave Hood Fan, Refrigerator, Stove-Electric, Washer

Heating Forced Air-1, Natural Gas

Fireplace Yes

Fireplaces Tile Surround

Stories 3

Has Basement Yes

Basement Full, Finished

Exterior

Exterior Wood, Vinyl

Exterior Features Backs Onto Lake, Lake Access Property

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

Additional Information

Date Listed July 15th, 2025

Days on Market 16

Zoning Zone 29

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Listing information last updated on July 31st, 2025 at 3:47am MDT