

## \$725,000 - 622 Henderson Street, Edmonton

MLS® #E4450581

**\$725,000**

3 Bedroom, 3.50 Bathroom, 1,943 sqft

Single Family on 0.00 Acres

Henderson Estates, Edmonton, AB

Nestled in prestigious Henderson Estates, this beautiful home is sure to please! You are welcomed into a warm & inviting living room featuring a magnificent 2 storey feature wall with custom tiles & LED lighting. The breathtaking kitchen features a huge granite waterfall island, custom cabinetry & high end S/S appliances including induction stove. The great room with gas F/P & patio doors to the back deck is great for entertaining. Main floor laundry & 2 pc bath, as well. Skylights & solar tubes brighten the 2nd level featuring 3 large bedrooms, main bath & loft overlooking the living room. The generous primary bedroom features a 3 pc ensuite, & large W/I closet. The basement with another 3 pc bath, is perfect for lots of games & media fun. The sunny, west facing backyard is perfect for the kids to run & play in. It is move-in ready with numerous recent updates such as kitchen, flooring, bathrooms, furnace & central A/C. Located across from Henderson Park, close to good schools, amenities & trails.

Built in 1983

### Essential Information

MLS® # E4450581

Price \$725,000

Bedrooms 3



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,943                  |
| Acres          | 0.00                   |
| Year Built     | 1983                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 622 Henderson Street |
| Area        | Edmonton             |
| Subdivision | Henderson Estates    |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T6R 1S8              |

### Amenities

|                |                                               |
|----------------|-----------------------------------------------|
| Amenities      | Ceiling 10 ft., Deck, Skylight, Vinyl Windows |
| Parking Spaces | 4                                             |
| Parking        | Double Garage Attached                        |

### Interior

|                   |                                                                                                                                                                                    |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                   |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Fan-Ceiling, Refrigerator, Storage Shed, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                          |
| Fireplace         | Yes                                                                                                                                                                                |
| Fireplaces        | Tile Surround                                                                                                                                                                      |
| Stories           | 3                                                                                                                                                                                  |
| Has Basement      | Yes                                                                                                                                                                                |
| Basement          | Full, Finished                                                                                                                                                                     |

### Exterior

|          |      |
|----------|------|
| Exterior | Wood |
|----------|------|

|                   |                                                                                                                 |
|-------------------|-----------------------------------------------------------------------------------------------------------------|
| Exterior Features | Back Lane, Fenced, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                |
| Construction      | Wood                                                                                                            |
| Foundation        | Concrete Perimeter                                                                                              |

**School Information**

|            |                        |
|------------|------------------------|
| Elementary | Earl Buxton School     |
| Middle     | Riverbend School       |
| High       | Lillian Osborne School |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 31st, 2025 |
| Days on Market | 3               |
| Zoning         | Zone 14         |

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Listing information last updated on August 3rd, 2025 at 10:02am MDT