

## \$499,000 - 9122 Pear Drive, Edmonton

MLS® #E4430307

**\$499,000**

4 Bedroom, 2.50 Bathroom, 1,643 sqft

Single Family on 0.00 Acres

The Orchards At Ellerslie, Edmonton, AB

Welcome to this four-bedroom south facing gem in The Orchards! This spacious home offers 2.5 bathrooms, a double attached garage, and is fully fenced with a generous deckâ€”perfect for outdoor living. Inside, youâ€™ll find modern finishings throughout, including sleek grey kitchen cabinets, stainless steel appliances, and white quartz countertops. A standout feature is the four-bedroom layout all on the second floorâ€”a unique and hard-to-find option as well as laundry conveniently located down the hall. The primary suite features a spacious 3 piece ensuite with it's own walk-in closet for added comfort and storage. The basement is unspoiled, giving you the opportunity to add an extra bedroom or additional sitting space. Located in a family-friendly neighborhood, The Orchards offers access to parks, playgrounds, schools, and a welcoming community vibe. With its stylish design, functional layout, and room to grow, this home checks all the boxes!

Built in 2019

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4430307  |
| Price     | \$499,000 |
| Bedrooms  | 4         |
| Bathrooms | 2.50      |



|                |               |
|----------------|---------------|
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,643         |
| Acres          | 0.00          |
| Year Built     | 2019          |
| Type           | Single Family |
| Sub-Type       | Half Duplex   |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 9122 Pear Drive           |
| Area        | Edmonton                  |
| Subdivision | The Orchards At Ellerslie |
| City        | Edmonton                  |
| County      | ALBERTA                   |
| Province    | AB                        |
| Postal Code | T6X 2N7                   |

### Amenities

|           |  |
|-----------|--|
| Amenities | Ceiling 9 ft., Deck, No Animal Home, See Remarks |
| Parking   | Double Garage Attached                           |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-2, Natural Gas  |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Unfinished   |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Vinyl   |
| Exterior Features | Fenced, Landscaped, Playground Nearby, Schools, See Remarks |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Vinyl   |
| Foundation        | Concrete Perimeter  |

### Additional Information

Date Listed April 11th, 2025

Days on Market 23

Zoning Zone 53

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Listing information last updated on May 4th, 2025 at 4:17am MDT