

## \$447,500 - 7707 Schmid Crescent, Edmonton

MLS® #E4446418

**\$447,500**

3 Bedroom, 2.50 Bathroom, 1,363 sqft

Single Family on 0.00 Acres

South Terwillegar, Edmonton, AB

Welcome to 7707 Schmid Crescent in family perfect South Terwillegar! This Jayman-built gem is perfectly situated on a quiet street and backs onto beautiful green space with a scenic walking trail. Step inside to find a heart warming feels like home open spacious floor plan featuring hardwood floors throughout the main level, a large living room with a great gas fireplace, and a stylish kitchen with granite countertops allowing You to entertain and enjoy while treating, indulging Your Family and Friends. Upstairs offers 3 bedrooms, including a generous primary suite with a full ensuite and walk-in closet. Enjoy convenience of 2.5 baths and an oversized garage pad, Air Conditioning, a large deck and super west back yard backing onto green reserve, park & pond only a couple minutes walk. Ideal location close to parks, the Terwillegar Rec Centre, transit, shopping, quick access to the Anthony Henday and Terwillegar Drive. A perfect blend of comfort, style, and location! Excellent Single Family Living Value

Built in 2007

### Essential Information

MLS® # E4446418

Price \$447,500

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,363
Acres	0.00
Year Built	2007
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	7707 Schmid Crescent
Area	Edmonton
Subdivision	South Terwillegar
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 0K6

### Amenities

Amenities	Off Street Parking, On Street Parking, Air Conditioner, Deck, Detectors Smoke, Exterior Walls- 2"x6", Front Porch, Vinyl Windows, See Remarks
Parking Spaces	2
Parking	Parking Pad Cement/Paved, Rear Drive Access, See Remarks

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Fan-Ceiling, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Golf Nearby, Landscaped, Level Land, Park/Reserve, Picnic Area, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby, See Remarks, Partially Fenced
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	July 7th, 2025
Days on Market	49
Zoning	Zone 14
HOA Fees	105
HOA Fees Freq.	Annually

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 25th, 2025 at 11:18am MDT