

\$535,000 - 1324 Siskin Wynd, Edmonton

MLS® #E4452029

\$535,000

4 Bedroom, 3.50 Bathroom, 1,640 sqft

Single Family on 0.00 Acres

Kinglet Gardens, Edmonton, AB

Welcome to this stylish and spacious half duplex in the highly desirable neighborhood of Kinglet. Offering over 1,600 sq ft of above-grade living space plus a fully finished basement with a separate entrance, this property is perfect for families, multi-generational living, or investors. Upstairs, you'll find 3 comfortable bedrooms and 2 full 4-piece bathrooms, including a bright and airy primary suite. The main level features an inviting open-concept layout with a modern kitchen, generous living space, and a convenient 2-piece bath – ideal for guests. The fully developed basement offers incredible versatility with a private entrance, bedroom, living room, secondary kitchen, and a 4-piece bathroom – perfect for extended family or potential rental income. Surrounded by scenic walking trails, parks, and quick access to shopping and major roadways, Kinglet is where comfort meets convenience. This is your opportunity to own a modern, income-generating property in one of Edmonton's growing communities!



Built in 2023

Essential Information

MLS® # E4452029

Price \$535,000

Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,640
Acres	0.00
Year Built	2023
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	1324 Siskin Wynd
Area	Edmonton
Subdivision	Kinglet Gardens
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5S 0P9

Amenities

Amenities	On Street Parking, Ceiling 9 ft., Detectors Smoke, No Animal Home, No Smoking Home
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Garage Opener, Microwave Hood Fan, Stove-Electric, Stove-Gas, Window Coverings, Dryer-Two, Refrigerators-Two, Washers-Two, Dishwasher-Two
Heating	Forced Air-1, Natural Gas
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stone, Vinyl
----------	--------------------

Exterior Features	Golf Nearby, Landscaped, Park/Reserve, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 6th, 2025
Days on Market	8
Zoning	Zone 59

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 14th, 2025 at 4:17am MDT