

# \$566,895 - 4519 Warbler Loop, Edmonton

MLS® #E4455813

## \$566,895

3 Bedroom, 2.50 Bathroom, 2,051 sqft  
Single Family on 0.00 Acres

Kinglet Gardens, Edmonton, AB

This exceptional two-storey home located in the beautiful community of Kinglet by Big Lake offers luxury and thoughtful design. The main floor includes a welcoming front entry with an impressive open-to-below living room, a central flex room ideal for a home office or studio, a large island, large mudroom, and a seamless flow to the dining area and great room. Upstairs, youâ€™ll find 3 bedrooms, ensuite with dual vanities, and a central bonus room. Lastly, a separate entrance is added with 9' basement ceilings for potential future development.



Built in 2025

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4455813               |
| Price          | \$566,895              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,051                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |

|        |        |
|--------|--------|
| Status | Active |
|--------|--------|

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 4519 Warbler Loop |
| Area        | Edmonton          |
| Subdivision | Kinglet Gardens   |
| City        | Edmonton          |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T5S 0S7           |

### Amenities

|                |                                                           |
|----------------|-----------------------------------------------------------|
| Amenities      | Closet Organizers, Smart/Program. Thermostat, See Remarks |
| Parking Spaces | 4                                                         |
| Parking        | Double Garage Attached                                    |

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Appliances        | See Remarks               |
| Heating           | Forced Air-1, Natural Gas |
| Fireplace         | Yes                       |
| Fireplaces        | Insert                    |
| Stories           | 2                         |
| Has Basement      | Yes                       |
| Basement          | Full, Unfinished          |

### Exterior

|                   |                                      |
|-------------------|--------------------------------------|
| Exterior          | Wood, Fiber Cement, Stone, Vinyl     |
| Exterior Features | Golf Nearby, Park/Reserve, View Lake |
| Roof              | Asphalt Shingles                     |
| Construction      | Wood, Fiber Cement, Stone, Vinyl     |
| Foundation        | Concrete Perimeter                   |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 3rd, 2025 |
| Days on Market | 31                  |
| Zoning         | Zone 59             |

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Listing information last updated on October 4th, 2025 at 6:17pm MDT