

# \$1,300,000 - 12 3466 Keswick Boulevard, Edmonton

MLS® #E4435423

**\$1,300,000**

0 Bedroom, 0.00 Bathroom,  
Condo / Townhouse on 0.00 Acres

Keswick Area, Edmonton, AB

**PREMIUM 1/2 ACRE RIVER-BACKING LOT**  
in SW EDMONTON with WALKOUT  
POTENTIAL. Boasting a large pie  
configuration & **STUNNING RIVER VALLEY**  
VIEWS, build the home of your dreams!  
Current Dean Thomas design plans can  
accommodate nearly 7,000sf above grade, a  
partial walkout basement (approx 2,400sf  
extra) and multiple roof-top patios/verandas.  
The Banks is a **SECURE**, gated community in  
Keswick on The River. Enjoy access to River  
valley and walking trails throughout the  
community. Plus great school designations  
with quick access and retail/dining/gym/etc  
easily accessible. The possibilities are  
endless!!

## Essential Information

MLS® #	E4435423
Price	\$1,300,000
Bathrooms	0.00
Acres	0.00
Type	Condo / Townhouse
Sub-Type	Vacant Lot/Land
Status	Active

## Community Information

Address 12 3466 Keswick Boulevard



Area	Edmonton
Subdivision	Keswick Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 3S4

## Exterior

Exterior Features    Backs Onto Park/Trees, Golf Nearby, Private Setting, River Valley View, Schools, Shopping Nearby, See Remarks

## School Information

Elementary	JoeyMoss/JoanCarr
Middle	JoeyMoss/FMMcCaffery
High	HarryAinlay/MMM

## Additional Information

Date Listed	May 9th, 2025
Days on Market	45
Zoning	Zone 56
Condo Fee	\$498

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 June 22nd, 2025 at 10:32pm MDT