

# \$699,000 - 7133 May Crescent, Edmonton

MLS® #E4460619

## \$699,000

3 Bedroom, 2.50 Bathroom, 2,046 sqft  
Single Family on 0.00 Acres

Magrath Heights, Edmonton, AB

The Trevi is a no condo fee street facing townhouse located in one of the most prestige communities in Edmonton and surrounding areas. Sitting at around 2047 square feet, this home has close access to ravine views, green space, and many walking trails. The living room sits off the kitchen and extends to a private balcony the back of the home. The main floor includes a walk-in pantry, and hosts a discreetly positioned powder room. Upstairs, enjoy the convenience of top floor laundry, and a master suite with a walk-in closet and full ensuite. The basement includes a double car garage, extended foyer, and is equipped with a closed concept ground level den room, as well as a spacious patio. It also comes with a fully landscaped backyard, as well as fencing.



Main Floor: 832 Sq Ft

Built in 2025

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4460619  |
| Price          | \$699,000 |
| Bedrooms       | 3         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 2,046     |
| Acres          | 0.00      |

|            |                      |
|------------|----------------------|
| Year Built | 2025                 |
| Type       | Single Family        |
| Sub-Type   | Residential Attached |
| Style      | 3 Storey             |
| Status     | Active               |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 7133 May Crescent |
| Area        | Edmonton          |
| Subdivision | Magrath Heights   |
| City        | Edmonton          |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T6R 0V9           |

### Amenities

|           |                                                                                                                    |
|-----------|--------------------------------------------------------------------------------------------------------------------|
| Amenities | Carbon Monoxide Detectors, Deck, Detectors Smoke, Hot Water Tankless, Patio, Smart/Program. Thermostat, HRV System |
| Parking   | Double Garage Attached                                                                                             |

### Interior

|                   |                                                                                                 |
|-------------------|-------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                                                       |
| Fireplace         | Yes                                                                                             |
| Fireplaces        | Insert                                                                                          |
| Stories           | 3                                                                                               |
| Has Basement      | Yes                                                                                             |
| Basement          | None, Partially Finished                                                                        |

### Exterior

|                   |                                                                                                                     |
|-------------------|---------------------------------------------------------------------------------------------------------------------|
| Exterior          | Prefab, Stucco, Hardie Board Siding                                                                                 |
| Exterior Features | Airport Nearby, Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                    |
| Construction      | Prefab, Stucco, Hardie Board Siding                                                                                 |
| Foundation        | Slab                                                                                                                |

### School Information

|            |                           |
|------------|---------------------------|
| Elementary | NELLIE CARLSON            |
| Middle     | Archbishop Joseph MacNeil |
| High       | LILLIAN OSBORNE           |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | October 3rd, 2025 |
| Days on Market | 20                |
| Zoning         | Zone 14           |
| HOA Fees       | 250               |
| HOA Fees Freq. | Annually          |



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Listing information last updated on October 23rd, 2025 at 7:02am MDT