

# \$575,000 - 3485 Keswick Boulevard, Edmonton

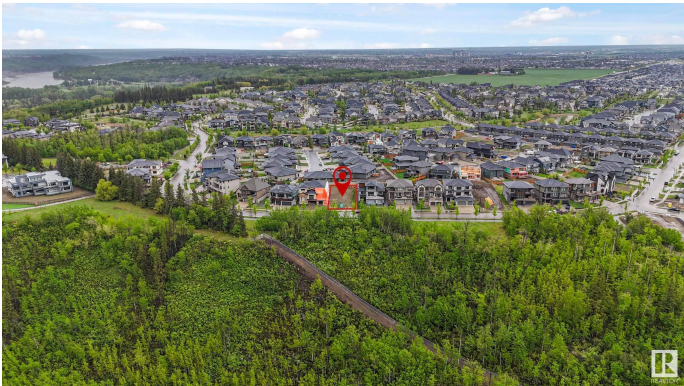
MLS® #E4447834

**\$575,000**

0 Bedroom, 0.00 Bathroom,  
Single Family on 0.00 Acres

Keswick Area, Edmonton, AB

A One-of-a-Kind Opportunity in Prestigious Keswick on the River Estates. This is one of the final chances to secure a prime homesite in the highly sought-after Keswick on the River Estates—Edmonton’s premier river valley community. Perfectly positioned to capture breathtaking, unobstructed views of the North Saskatchewan River Valley, this exceptional 7,000+ SQFT/ 55'X131' lot offers a rare opportunity to build a reverse-walkout, drive-under estate home. With a generous 46' building pocket, this parcel is ideally suited for a custom luxury residence that seamlessly blends architectural elegance with the natural beauty of its surroundings. Whether you're envisioning a sleek modern retreat or a timeless classic estate, this lot gives you the canvas for something truly extraordinary. Don't miss your chance to create a landmark home in one of Edmonton’s most exclusive and picturesque neighbourhoods.



## Essential Information

|           |                 |
|-----------|-----------------|
| MLS® #    | E4447834        |
| Price     | \$575,000       |
| Bathrooms | 0.00            |
| Acres     | 0.00            |
| Type      | Single Family   |
| Sub-Type  | Vacant Lot/Land |

Status                      Active

**Community Information**

Address                      3485 Keswick Boulevard  
Area                            Edmonton  
Subdivision                  Keswick Area  
City                            Edmonton  
County                        ALBERTA  
Province                    AB  
Postal Code                T6W 3S4

**Exterior**

Exterior Features      Golf Nearby, No Back Lane, Playground Nearby, Public Transportation, Ravine View, Schools, Shopping Nearby, Ski Hill Nearby, See Remarks

**School Information**

Elementary                Joey Moss School  
Middle                      Joey Moss School  
High                        Harry Ainlay School

**Additional Information**

Date Listed                July 15th, 2025  
Days on Market        33  
Zoning                      Zone 56  
HOA Fees                  350  
HOA Fees Freq.        Annually

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Listing information last updated on August 17th, 2025 at 4:47am MDT