

Courtesy Of Allon D Habinski Of Sterling Real Estate

## **\$759,900 - 1007 173 Street, Edmonton**

MLS® #E4463854

### **\$759,900**

5 Bedroom, 3.50 Bathroom, 2,209 sqft

Single Family on 0.00 Acres

Windermere, Edmonton, AB

Incredible 5-bedroom, 3.5-bathroom home with finished walk-out basement backing onto a pond in Windermere! The open-concept main floor includes 9 ft ceilings, hardwood floors and an open office as you enter. The large kitchen has tons of modern white cabinetry, granite counters, a new countertop stove, eat-in island and a newer high-end fridge. The adjacent living room has a gas fireplace and the dining room looks onto a spacious patio facing a serene pond. Upstairs is a large bonus room with soaring 14 ft ceilings and down the hall the upstairs laundry room, 2 bedrooms with their own 4-piece bath and an impressive primary bedroom suite with a walk-in closet and ensuite bath. The walk-out basement includes laminate flooring throughout, 2 more bedrooms and another full 4-piece bathroom. Additional features include fresh paint and a beautiful peaceful backyard with a gazebo that backs on to nothing but nature. Minutes from the Anthony Henday, tons of shops and all amenities, this house is a must see!

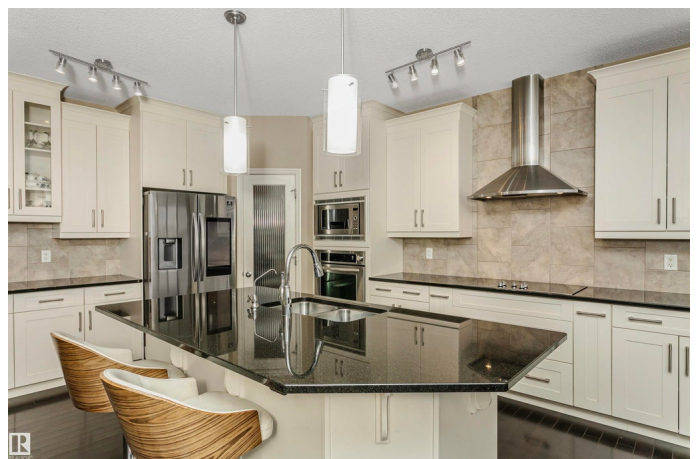
Built in 2011

### **Essential Information**

MLS® # E4463854

Price \$759,900

Bedrooms 5



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,209                  |
| Acres          | 0.00                   |
| Year Built     | 2011                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 1007 173 Street |
| Area        | Edmonton        |
| Subdivision | Windermere      |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6W 1Z5         |

### Amenities

|               |                                                                                            |
|---------------|--------------------------------------------------------------------------------------------|
| Amenities     | Ceiling 9 ft., Gazebo, No Animal Home, No Smoking Home, Storage-In-Suite, Walkout Basement |
| Parking       | Double Garage Attached                                                                     |
| Is Waterfront | Yes                                                                                        |

### Interior

|                   |                                                                                                                                                                       |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                      |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                             |
| Fireplace         | Yes                                                                                                                                                                   |
| Fireplaces        | Mantel                                                                                                                                                                |
| Stories           | 3                                                                                                                                                                     |
| Has Basement      | Yes                                                                                                                                                                   |
| Basement          | Full, Finished                                                                                                                                                        |

### Exterior

|                   |                                                                                                                                                         |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                                                             |
| Exterior Features | Airport Nearby, Backs Onto Lake, Golf Nearby, Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                                                        |
| Construction      | Wood, Vinyl                                                                                                                                             |
| Foundation        | Concrete Perimeter                                                                                                                                      |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 28th, 2025 |
| Days on Market | 12                 |
| Zoning         | Zone 56            |

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Listing information last updated on November 9th, 2025 at 1:47am MST