

Courtesy Of Bharat B Agnihotri Of MaxWell Polaris

## \$774,900 - N/A, Edmonton

MLS® #E4429008

### \$774,900

5 Bedroom, 3.50 Bathroom, 1,851 sqft  
Single Family on 0.00 Acres

Westmount, Edmonton, AB

Welcome to this brand new, architecturally designed 2-Storey home in the highly desirable neighborhood of Westmount. Boasting 5 bedrooms, 4 bathrooms, and a fully finished basement with a separate entrance, this home offers space, style, and the potential for a legal suite. The main floor features, 10 ft ceilings and triple-glazed windows for exceptional natural light, elegant fireplace in a spacious living room, chef-inspired kitchen with quartz countertops, large Island, and premium finishes, Bright dining with access to the west facing deck, rear mudroom with built in shelving & bench, Double detached garage via back lane. Upstairs, the tranquil primary suite includes a walk-in closet and custom feature wall. 2 additional large bedrooms, a full bathroom, and convenient upper-level laundry complete the space. Fully developed basement offers a large rec room, 2 spacious bedrooms and a full bathroom. Ideal for extended family or future suite development. Easy access to downtown, U of A & river valley.

Built in 2025

### Essential Information

|        |           |
|--------|-----------|
| MLS® # | E4429008  |
| Price  | \$774,900 |



|                |                        |
|----------------|------------------------|
| Bedrooms       | 5                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,851                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |           |
|-------------|-----------|
| Address     | N/A       |
| Area        | Edmonton  |
| Subdivision | Westmount |
| City        | Edmonton  |
| County      | ALBERTA   |
| Province    | AB        |
| Postal Code | T5M 0W6   |

### Amenities

|           |  |
|-----------|--|
| Amenities | Ceiling 10 ft., Ceiling 9 ft., Deck, Detectors Smoke, Vinyl Windows, Infill Property, HRV System, Natural Gas BBQ Hookup, Natural Gas Stove Hookup |
| Parking   | Double Garage Detached   |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Garage Opener, Hood Fan, Stove-Countertop Gas, Builder Appliance Credit |
| Heating           | Forced Air-1, Natural Gas   |
| Stories           | 3   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stone, Stucco, Vinyl                                    |
| Exterior Features | Back Lane, Playground Nearby, Public Transportation, Schools, |

Shopping Nearby  
Roof Asphalt Shingles  
Construction Wood, Stone, Stucco, Vinyl  
Foundation Concrete Perimeter

**Additional Information**

Date Listed April 4th, 2025  
Days on Market 1  
Zoning Zone 07



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Listing information last updated on April 5th, 2025 at 1:17am MDT