# \$1,500,000 - 4735 Woolsey Common, Edmonton

MLS® #E4437683

### \$1,500,000

6 Bedroom, 5.00 Bathroom, 3,385 sqft Single Family on 0.00 Acres

Windermere, Edmonton, AB

Executive living in Westpointe of Windermere. Fully finished walkout backing walkway. Steps to park, pond, ravine & river. Over 4800sf of total living space, turn key ready, upgraded throughout & shows pristine! 5 bedrooms +den, 5 bathrooms, oversized heated triple garage w/epoxy & multiple indoor/outdoor entertaining spaces. 19' foyer & gleaming handscraped hardwood floors welcomes you through an open floorplan w/sunny south exposure. Great room features a linear gas fireplace, double tray ceiling detail & floating decorative shelving. Chef's kitchen offers ample storage space, quartz counters, built-in appliances & walkthrough pantry. Spacious dining nook provides direct access to large balcony. Den for home office/studio doubles as a bedroom w/convenient 3pc bathroom. 9' ceilings on all 3 levels. Open tread staircase leads to 4 generous sized bedrms & 3 bathrooms. Walkout level is complete w/multiple recreation spaces, wetbar, 2 bedrms & 3pc bathrm. Improved landscaping & irrigation system. Shows a 10!







Built in 2018

## **Essential Information**

MLS® # E4437683 Price \$1,500,000 Bedrooms 6

Bathrooms 5.00

Full Baths 5

Square Footage 3,385

Acres 0.00

Year Built 2018

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

## **Community Information**

Address 4735 Woolsey Common

Area Edmonton

Subdivision Windermere

City Edmonton
County ALBERTA

Province AB

Postal Code T6W 2B9

## **Amenities**

Amenities Air Conditioner, Ceiling 9 ft., Closet Organizers, Deck, No Animal Home,

No Smoking Home, Patio, Walkout Basement, Wet Bar, See Remarks

Parking Spaces 5

Parking Triple Garage Attached

## Interior

Interior Features ensuite bathroom

Appliances Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control,

Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Stove-Countertop Gas, Washer, Window Coverings, See Remarks,

Refrigerators-Two, Garage Heater

Heating Forced Air-1, In Floor Heat System, Natural Gas

Fireplace Yes

Fireplaces Stone Facing

Stories 3

Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood, Stone, Stucco

Exterior Features Fenced, Golf Nearby, Landscaped, No Back Lane, Playground Nearby,

Public Transportation, Schools, Shopping Nearby, See Remarks

Roof Cedar Shakes

Construction Wood, Stone, Stucco Foundation Concrete Perimeter

### **School Information**

Elementary St John XXIII/Daniel Wood

Middle St John XXIII/Riverbend

High Mother Margaret Mary

#### **Additional Information**

Date Listed May 21st, 2025

Days on Market 26

Zoning Zone 56

HOA Fees 525

HOA Fees Freq. Annually

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Listing information last updated on June 16th, 2025 at 5:02pm MDT