

\$2,600,000 - 8311 120 Street, Edmonton

MLS® #E4460600

\$2,600,000

8 Bedroom, 5.50 Bathroom, 4,548 sqft

Single Family on 0.00 Acres

Windsor Park (Edmonton), Edmonton, AB

Located in prestigious Windsor Park, just steps from the University of Alberta Hospital and Campus, this exceptional family home combines luxury and functionality. An impressive foyer welcomes you into a thoughtfully designed floor plan featuring 9'™ ceilings, in-floor heating, hardwood and limestone flooring, and walls of windows that fill the home with natural light. The gourmet kitchen boasts a large island, walk-in pantry, high-end stainless appliances, and custom cabinetry. The desk area features extra cabinetry & counter space. A spacious mudroom with sink and built-ins is off the garage. Upstairs you'll find 4 bedrooms plus an office (or 5th bedroom) and 3 full baths. The lower level offers three additional bedrooms, a Rec room, theatre room, laundry, and two more full baths—perfect for extended family or guests. With 3 fireplaces, direct garden access from multiple rooms, and its unbeatable location near the river valley and Downtown, this residence delivers the ultimate in lifestyle & convenience.

Built in 2006

Essential Information

MLS® #	E4460600
Price	\$2,600,000



Bedrooms	8
Bathrooms	5.50
Full Baths	5
Half Baths	1
Square Footage	4,548
Acres	0.00
Year Built	2006
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	8311 120 Street
Area	Edmonton
Subdivision	Windsor Park (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6G 1X1

Amenities

Amenities	Air Conditioner, Closet Organizers
Parking Spaces	6
Parking	Double Garage Attached, Over Sized, Single Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dryer, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Washer, Window Coverings, Refrigerators-Two, Dishwasher-Two, Stove-Countertop Inductn, Garage Heater
Heating	Fan Coil, Natural Gas
Fireplace	Yes
Fireplaces	Stone Facing, Tile Surround
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Brick
Exterior Features	Back Lane, Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick
Foundation	Concrete Perimeter

School Information

Elementary	Windsor Park
Middle	McKernan
High	Strathcona/Old Scona

Additional Information

Date Listed	October 2nd, 2025
Days on Market	16
Zoning	Zone 15

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on October 18th, 2025 at 11:18am MDT