

# \$1,898,000 - 18107 4 Avenue, Edmonton

MLS® #E4421136

**\$1,898,000**

5 Bedroom, 3.50 Bathroom, 4,814 sqft

Single Family on 0.00 Acres

Windermere, Edmonton, AB

Bespoke West Coast Contemporary design. Minimalistic clean lines filled w/natural light creating expansive spaces in this spectacular modern home. Private 1 acre treed lot, incredible landscaping offers a sense of serenity & harmony. Amazing space to hang special artwork. A timeless incomparable masterpiece. Yet this 5 bedroom home is so liveable w/2 separate wings for the bedrms. Backing onto a ravine running along the North Saskatchewan River in prestigious West Point Estates. Just minutes to all the conveniences of Windermere w/Farmers markets, eateries & boutique groceries. The home is ideal for those who entertain & for those who love the outdoors. The primary suite is breathtaking w/a sitting area w/equipped wetbar separated by a 2 sided maple FP. Features are too numerous but the highlights are the Rundlestone FP, Snaidero Italian kitchen, Artemide Italian lighting & Pennsylvania jet black slate floors. The outdoor beauty can be enjoyed from the expansive decks or the 4 season sunrm or 1 of 4 decks

Built in 1987

## Essential Information

|        |             |
|--------|-------------|
| MLS® # | E4421136    |
| Price  | \$1,898,000 |



|                |                        |
|----------------|------------------------|
| Bedrooms       | 5                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 4,814                  |
| Acres          | 0.00                   |
| Year Built     | 1987                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 18107 4 Avenue |
| Area        | Edmonton       |
| Subdivision | Windermere     |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6W 1A5        |

### Amenities

|           |  |
|-----------|--|
| Amenities | Air Conditioner, Closet Organizers, Deck, Detectors Smoke, Hot Tub, Skylight, Sunroom, Vaulted Ceiling, Wet Bar, See Remarks |
| Parking   | Heated, Parking Pad Cement/Paved, Triple Garage Attached   |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Alarm/Security System, Dishwasher-Built-In, Garage Control, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Electric, Vacuum System Attachments, Window Coverings, Wine/Beverage Cooler, Dryer-Two, Washers-Two, Hot Tub |
| Heating           | Forced Air-2, Natural Gas  |
| Fireplace         | Yes  |
| Fireplaces        | Stone Facing   |
| Stories           | 3  |
| Has Basement      | Yes  |
| Basement          | Full, Finished   |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood  |
| Exterior Features | Backs Onto Park/Trees, Cul-De-Sac, Schools, Shopping Nearby |
| Roof              | Cedar Shakes  |
| Construction      | Wood  |
| Foundation        | Concrete Perimeter  |

### School Information

|            |                      |
|------------|----------------------|
| Elementary | DanielWoodall/StJohn |
| Middle     | Riverbend/StJohn     |
| High       | MargaretArmour/MMM   |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | February 11th, 2025 |
| Days on Market | 85                  |
| Zoning         | Zone 56             |

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 May 7th, 2025 at 8:17pm MDT