

Courtesy Of Diana Wong Of RE/MAX River City

\$1,098,000 - 8420 117 Street, Edmonton

MLS® #E4424236

\$1,098,000

5 Bedroom, 3.50 Bathroom, 2,100 sqft
Single Family on 0.00 Acres

Windsor Park (Edmonton), Edmonton, AB

This beautiful former show home infill house is located in Edmonton's most desirable community, Windsor Park, and has never been lived in. Steps from UofA, schools, the hospital, and miles of River Valley trails and parks. The 2 story house features 9 foot ceilings for main and 2nd floor, open, bright contemporary living room with fireplace, a large kitchen with a quartz island and waterfall edge, and Walk in Pantry, a wet bar, triple pane windows, and modern appliances for the chef. The rear patio doors from the dining room area lead to an elevated composite deck overlooking the backyard. The upper level holds 3 large bedrooms including a spacious primary bedroom with a walk-in closet and a 5 piece spa-like ensuite, additional 4pcs bathroom and second floor laundry room W/ sink. Legal basement suite with 2 extra bedrooms, Separated furnace, separate entrance, full bath, kitchen, living room w/ fireplace and laundry. This lot and house are 3.5ft wider than a normal infill. A Perfect place to call home!

Built in 2020

Essential Information

MLS® #	E4424236
Price	\$1,098,000



Bedrooms	5
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,100
Acres	0.00
Year Built	2020
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	8420 117 Street
Area	Edmonton
Subdivision	Windsor Park (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6G 1R4

Amenities

Amenities	On Street Parking, Carbon Monoxide Detectors, Ceiling 9 ft., Deck, Detectors Smoke, Hot Water Natural Gas, No Animal Home, No Smoking Home, Wet Bar
Parking Spaces	4
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two, Wet Bar
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door
Stories	3
Has Suite	Yes

Has Basement Yes
Basement Full, Finished

Exterior

Exterior Wood, Stucco
Exterior Features Back Lane, Golf Nearby, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby
Roof Asphalt Shingles
Construction Wood, Stucco
Foundation Concrete Perimeter

School Information

Elementary Windsor Park School
High Strathcona High School

Additional Information

Date Listed March 6th, 2025
Days on Market 49
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 April 24th, 2025 at 1:32pm MDT