

## \$649,900 - 615 176 Street, Edmonton

MLS® #E4416796

**\$649,900**

3 Bedroom, 2.50 Bathroom, 2,414 sqft

Single Family on 0.00 Acres

Windermere, Edmonton, AB

Welcome to this beautiful detached single family home, which is located in one of Edmonton's nice south west communities of Langdale. With over 2400 sqft, this home comes with a double attached garage and an open concept main floor. Main floor has 9' ceiling thru out, an open living room with fireplace, and a stunning kitchen with good size dinning space. Besides, there is a formal dining/den area on the main floor. The upper level has 3 large bedrooms, two full bathrooms and a centre bonus room. The basement is undeveloped, waiting for your personal design. The backyard is huge for summer pleasure life. Close to walking trails, Pond, parks, Currents at Windermere shopping, Gym, Schools and much more. This lovely home is move-in ready. Don't miss this gem!

Built in 2014

### Essential Information

MLS® #	E4416796
Price	\$649,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,414
Acres	0.00



Year Built	2014
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	615 176 Street
Area	Edmonton
Subdivision	Windermere
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 2G7

### Amenities

Amenities	Ceiling 9 ft., Deck
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Fenced, Flat Site, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	January 1st, 2025
Days on Market	115

## 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 April 26th, 2025 at 12:47pm MDT