\$2,550,000 - 6619 123 Street, Edmonton

MLS® #E4444912

\$2,550,000

5 Bedroom, 6.00 Bathroom, 3,827 sqft Single Family on 0.00 Acres

Grandview Heights (Edmonton), Edmonton, AB

Prestigious GRANDVIEW, NEW infill, 5800 sqft living space contemporary custom-built residence. Charm&PRIME LOCATION this NEW home presents a RARE OPPORTUNITY, steps from UofA. Impressive 5BDRMS & 6BATH, open floor, chef's kitchen, Dekton countertop, high-end appliances, butler's pantry. Main floor exquisite white oak engineered hardwood, cozy fireplace, stylish bathroom, office/den, large storage room (convenient for all your sports equipment), wood sliding doors leading to covered&heated deck. Upstairs luxury primary suite, 2 additional bedrooms, each w/ own ensuite & infloor heating, laundry room, bonus area w/ doors to covered&heated balcony designed to accommodate hot tub if you wish. Basement: cold room, 2 large bdrms, 2 full baths, large recreation room & in-floor heating for comfort year-round. 2 furnaces w/ 4 zones, AC, central vacuum, humidifier, the list goes on. Oversized infloor heated garage. Step outside to peaceful, park-like setting backyard landscaped lot w/mature trees overlooking ravine







Built in 2021

Essential Information

MLS® #

E4444912

Price \$2,550,000

Bedrooms 5 Bathrooms 6.00

Full Baths 6

Square Footage 3,827 Acres 0.00 Year Built 2021

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

Community Information

Address 6619 123 Street

Area Edmonton

Subdivision Grandview Heights (Edmonton)

City Edmonton
County ALBERTA

Province AB

Postal Code T6H 3T3

Amenities

Amenities Air Conditioner, Ceiling 10 ft., Closet Organizers, Deck, Detectors

Smoke, Insulation-Upgraded, No Animal Home, No Smoking Home,

Patio, Infill Property, 9 ft. Basement Ceiling

Parking Double Garage Attached, Front Drive Access, Heated, Insulated

Interior

Interior Features ensuite bathroom

Appliances Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control,

Garage Opener, Hood Fan, Humidifier-Power(Furnace), Oven-Built-In, Oven-Microwave, Refrigerator, Vacuum System Attachments, Vacuum

Systems

Heating Forced Air-2, In Floor Heat System, Natural Gas, Water

Fireplace Yes

Fireplaces Brick Facing, Glass Door, Remote Control

Stories 3

Has Basement Yes

Basement Full, Finished

Exterior

Exterior Wood, Brick, Stucco

Backs Onto Park/Trees, Flat Site, Golf Nearby, Landscaped, Low Exterior Features

> Maintenance Landscape, No Back Lane, Playground Nearby, Public Transportation, Ravine View, Schools, Shopping Nearby, Ski Hill Nearby

854.29 Lot Description

Roof **Asphalt Shingles**

Construction Wood, Brick, Stucco

Foundation Concrete Perimeter

School Information

Elementary **Grandview Heights School**

Middle **Grandview Heights School**

Stratchona High School High

Additional Information

Date Listed June 28th, 2025

123 Days on Market

Zone 15 Zoning

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