

\$579,900 - 656 171 Street, Edmonton

MLS® #E4435460

\$579,900

3 Bedroom, 2.50 Bathroom, 1,913 sqft

Single Family on 0.00 Acres

Windermere, Edmonton, AB

Imagine sipping your morning coffee while overlooking a serene park and pond! This air-conditioned home backs onto Landale Pond, greenspace, and an urban forest, offering natural light, peace, and comfort. The bright main floor features a spacious foyer, a cozy living room with a corner fireplace and hardwood floors, and a gourmet kitchen with ample cabinetry, granite countertops, stainless steel appliances, and a corner pantry. The dining area boasts stunning views. Upstairs, a vaulted BONUS room provides space for family entertainment. The primary suite includes a large walk-in closet and a 5-piece ensuite with pond views. Two additional bedrooms and a 4-piece bath complete the level. Heated garage. Close to parks, trails, and easy access to 170 Street & Currents at Windermere shopping. A perfect blend of modern design and functionality for family living!

Built in 2011

Essential Information

| | |
|------------|-----------|
| MLS® # | E4435460 |
| Price | \$579,900 |
| Bedrooms | 3 |
| Bathrooms | 2.50 |
| Full Baths | 2 |



| | |
|----------------|------------------------|
| Half Baths | 1 |
| Square Footage | 1,913 |
| Acres | 0.00 |
| Year Built | 2011 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 656 171 Street |
| Area | Edmonton |
| Subdivision | Windermere |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6W 0M1 |

Amenities

| | |
|-----------|--|
| Amenities | Air Conditioner, Deck, Detectors Smoke, Hot Water Natural Gas, No Animal Home, No Smoking Home, Vaulted Ceiling, Vinyl Windows |
| Parking | Double Garage Attached |

Interior

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

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Backs Onto Park/Trees, Fenced, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |

Foundation Slab

School Information

Elementary Constable Daniel Woodall
Middle Riverbend School
High Lillian Osborne School

Additional Information

Date Listed May 9th, 2025
Days on Market 73
Zoning Zone 56

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