

Courtesy Of Sierra Halldorson Of Purplebricks

# **\$1,295,000 - 8923 Strathearn Drive Nw, Edmonton**

MLS® #E4249388

**\$1,295,000**

3 Bedroom, 4.00 Bathroom, 2,145 sqft  
Single Family on 0.00 Acres

Strathearn, Edmonton, AB

Extensively remodeled and unique home on Strathearn Drive - this home is sure to impress! Upon entering you're greeted by the large foyer leading to the Living room with oversized windows showcasing the view of Downtown/River Valley. Main floor complete with Chef's kitchen with SS appliances, wet bar + nook with wood burning fireplace, laundry room and huge dining room perfect for entertaining. The top floor boasts 2 bedrooms with ensuites including a luxurious primary bedroom with a 5-pc ensuite, an abundance of closet space, gas fireplace & breathtaking river valley views. The basement featuring a family room, 3rd bedroom, 4-pc bath. Upgrades include A/C, cent vac, tankless HW, high eff furnace & acrylic stucco exterior, and triple car garage with RV parking. The tranquil backyard is sure to impress with low maintenance landscaping, stone patio & mature gardens. Must see!

Built in 1965

## **Essential Information**

MLS® #	E4249388
Price	\$1,295,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3



Half Baths	1
Square Footage	2,145
Acres	0.00
Year Built	1965
Type	Single Family
Sub-Type	Residential Detached Single Family
Style	2 Storey
Status	ACTIVE

### **Community Information**

Address	8923 Strathearn Drive Nw
Area	Edmonton
Subdivision	Strathearn
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6C 4C8

### **Amenities**

Features	No Smoking Home, Patio, HRV System, Tankless Hot Water, Hot Water Tank - Energy Star, Programmable Thermostat
Parking Spaces	4
Parking	Triple Garage Detached
# of Garages	3

### **Interior**

Interior	Carpet, Ceramic Tile, Hardwood
Interior Features	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Humidifier-Power (Furnace), Refrigerator, Storage Shed, Vacuum Systems, Washer, Window Coverings, Oven-Built-In, Stove-Gas, Alarm/Security System, Freezer
Heating	Forced Air-1
Fireplace	Yes
Fireplaces	Gas, Wood, Mantel
# of Stories	3
Has Basement	Yes
Basement	Full, Fully Finished

### **Exterior**

Exterior	Stucco
Exterior Features	Back Lane, Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Ravine View, Schools, Shopping Nearby, River Valley View, Treed Lot, View City, View Downtown
Roof	Asphalt Shingles
Construction	Wood Frame
Foundation	Concrete

### **Additional Information**

Date Listed            June 12th, 2021

Data is deemed reliable but is not guaranteed accurate by the REALTORS® Association of Edmonton. Copyright 2021 by the REALTORS® Association of Edmonton. All rights reserved.

Listing information last updated on September 21st, 2021 at 4:01am MDT