

# **\$1,350,000 - 8771 Strathearn Drive, Edmonton**

MLS® #E4418420

**\$1,350,000**

5 Bedroom, 4.00 Bathroom, 3,543 sqft

Single Family on 0.00 Acres

Strathearn, Edmonton, AB

Breathtaking views in one of Edmonton's most sought-after locations, this stunning 3,542 sqft home, offering 5 bdrms & 4.5 baths, is a testament to architectural design. With unobstructed views of both downtown & Strathearn Park, the thoughtful design ensures every room is flooded with natural light. Notable upgrades include \$250,000 in enhancements to ext, windows & roofing. The open-concept layout boasts a chef-inspired kitchen, with solid wood cabinetry, Viking gas range & oven, commercial-grade hood fan, built-in Sub Zero fridge & Miele dishwasher. Wide plank hardwood flrs, plush new carpet & in-flr heating thruout provide unparalleled comfort. The space above the garage is ideal for a gym or artist's retreat. The finished ICF bsmt with 9' ceilings offers additional living space to relax & unwind, featuring a home theater, bdrm & ample storage. Enjoy the outdoors with a custom multi-tiered deck & spacious rooftop patio to entertain. The 24'x24' att gar with 12' ceilings + 30' of RV parking provides ample space.

Built in 1993

## **Essential Information**

MLS® #	E4418420
Price	\$1,350,000



Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	2
Square Footage	3,543
Acres	0.00
Year Built	1993
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	8771 Strathearn Drive
Area	Edmonton
Subdivision	Strathearn
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6C 4C8

### Amenities

Amenities	See Remarks
Parking	Double Garage Detached, Over Sized, RV Parking

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Countertop Gas, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings, Oven Built-In-Two
Heating	Forced Air-1, In Floor Heat System, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Metal
Exterior Features	See Remarks

Roof	EPDM Membrane
Construction	Wood, Metal
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	January 17th, 2025
Days on Market	106
Zoning	Zone 18

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