

# **\$1,688,800 - 3629 Westcliff Way, Edmonton**

MLS® #E4431547

**\$1,688,800**

5 Bedroom, 6.00 Bathroom, 4,592 sqft

Single Family on 0.00 Acres

Windermere, Edmonton, AB

Executive custom home that will take your breath away! Impressive contemporary design w/comfort for the entire family. Over 6300 sf ttl luxury living space incl 5 bedrm w/full baths & a TRIPLE heated garage. Gourmet Chef's dream kitchen w/double island, 6 burner cooktop & spice/butler kitchen/pantry. Stunning great rm that boasts soaring 20'™ ceilings, wet bar & floor to ceiling windows. Main flr den/ 6th bedrm w/full bath access (6 Full baths). Decompress from the day in the massive primary bedrm w/FP & spa-like ensuite w/ soaker tub & steam shower. Bonus area upstairs can be used as a tech area. The F/Fin bsmt is where you'll find the real fun: theatre rm, enclosed wine rm, rec rm w/wet bar, and fitness rm! Enjoy the outdoors from the comfort of your home w/a generously sized deck & yard that backs a walkway or explore the beautiful trails & parks steps away. Conveniently located close to schools, Currents of Windermere & Anthony Henday. Enjoy exclusive access to amenities at the Private Leisure Centre

Built in 2016

## **Essential Information**

MLS® # E4431547

Price \$1,688,800



|                |                        |
|----------------|------------------------|
| Bedrooms       | 5                      |
| Bathrooms      | 6.00                   |
| Full Baths     | 6                      |
| Square Footage | 4,592                  |
| Acres          | 0.00                   |
| Year Built     | 2016                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 3629 Westcliff Way |
| Area        | Edmonton           |
| Subdivision | Windermere         |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T6W 2L2            |

### Amenities

|           |  |
|-----------|--|
| Amenities | Air Conditioner, Ceiling 10 ft., Closet Organizers, Deck, Detectors Smoke, Exercise Room, Pool-Outdoor, Recreation Room/Centre, Sauna; Swirlpool; Steam, Vaulted Ceiling, Wet Bar, See Remarks, 9 ft. Basement Ceiling |
| Parking   | Heated, Over Sized, Triple Garage Attached   |
| Has Pool  | Yes  |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Hood Fan, Oven-Built-In, Oven-Microwave, Stove-Countertop Gas, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Wine/Beverage Cooler, Refrigerators-Two, Garage Heater |
| Heating           | Forced Air-2, Natural Gas   |
| Fireplace         | Yes   |
| Fireplaces        | Double Sided  |
| Stories           | 3   |
| Has Basement      | Yes   |

Basement                      Full, Finished

**Exterior**

Exterior                      Wood, Stone, Stucco

Exterior Features      Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks

Roof                              Cedar Shakes

Construction              Wood, Stone, Stucco

Foundation                 Concrete Perimeter

**School Information**

Elementary                 DanielWoodall/StJohnXXII

Middle                        Riverbend/StJohnXXII

High                            LillianOsborne/MMM

**Additional Information**

Date Listed                 April 17th, 2025

Days on Market          13

Zoning                        Zone 56

HOA Fees                    1080

HOA Fees Freq.          Annually

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Listing information last updated on April 29th, 2025 at 10:17pm MDT