

## \$529,900 - 659 171 Street, Edmonton

MLS® #E4430365

**\$529,900**

3 Bedroom, 2.50 Bathroom, 1,536 sqft  
Single Family on 0.00 Acres

Windermere, Edmonton, AB

Live in prestigious Windermere at an affordable price! This move-in ready, fully landscaped Sterling-built 2-storey backs onto an Environmental Reserve with no front neighbors. The bright, open-concept main floor features a spacious living area, dining nook, and a maple kitchen with ample storage, premium Bosch appliances (5-burner gas stove, SS dishwasher, high-powered hood fan), and a massive Samsung fridge. Large rear windows bring in natural light and offer backyard views. Upstairs includes 3 bedrooms: a huge primary suite with walk-in closet and 4-piece ensuite, plus a 4-piece bath for the kids. The basement offers high ceilings, large windows ideal for future bedrooms, a high-efficiency furnace, oversized HWT, and front-load washer/dryer. Complete with a large deck and located near parks, schools, and shopping—this home is the perfect blend of value and location!

Built in 2011

### Essential Information

MLS® #	E4430365
Price	\$529,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,536
Acres	0.00
Year Built	2011
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	659 171 Street
Area	Edmonton
Subdivision	Windermere
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 0M1

### Amenities

Amenities	See Remarks
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Gas, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Flat Site, Low Maintenance Landscape, Playground Nearby, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed April 11th, 2025

Days on Market 9

Zoning Zone 56

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 20th, 2025 at 10:32am MDT