

## **\$435,000 - 545 175a Street, Edmonton**

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MLS® #E4432768

**\$435,000**

3 Bedroom, 3.00 Bathroom, 1,318 sqft

Single Family on 0.00 Acres

Windermere, Edmonton, AB

Incredible Coventry built half duplex in desirable Windermere location. This property offers 3 bedrooms, 2 full bathrooms, 2 half baths and a fully finished basement. Located steps away from green space and a quick drive away from all amenities. The main floor offers beautiful hardwood floors, quartz countertops, stainless steel appliances and a corner natural gas fireplace. The yard is professionally sprayed and maintained every year. The oversized single attached garage fits most vehicles, measuring 15' x 23'.



Built in 2014

### **Essential Information**

MLS® #	E4432768
Price	\$435,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	2
Square Footage	1,318
Acres	0.00
Year Built	2014
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

## Community Information

Address	545 175a Street
Area	Edmonton
Subdivision	Windermere
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 2L3

## Amenities

Amenities	Ceiling 9 ft., Deck, Detectors Smoke, No Animal Home, No Smoking Home, Vinyl Windows
Parking	Over Sized, Single Garage Attached

## Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Electric
Fireplace	Yes
Fireplaces	Corner, Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

## Exterior

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

## School Information

Elementary	Constable Daniel Woodall
Middle	Joey Moss School
High	Lillian Osborne School

## Additional Information

Date Listed	April 25th, 2025
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Days on Market 17

Zoning Zone 56

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