

\$774,999 - 7135 Edgemont Way, Edmonton

MLS® #E4434852

\$774,999

3 Bedroom, 3.50 Bathroom, 2,131 sqft

Single Family on 0.00 Acres

Edgemont (Edmonton), Edmonton, AB

Luxury Meets Functionality in This Stunning Corner-Lot Home Backing Onto a Peaceful Pond. Step into refined living with this exquisite 2022-built corner-lot home offering privacy, space, and scenic tranquility. This modern residence is designed to impress with over 9-foot ceilings on the main floor and an abundance of natural light throughout. 3 Spacious Bedrooms + Bonus Room – Versatile living for families, professionals, and guests. 3.5 Bathrooms – Including a spa-like master ensuite with a walk-in closet and private deck. Open-Concept Main Floor – Seamlessly flows into the living, dining, and kitchen spaces. Oversized Garage – Includes an extra fridge and ample room for storage or hobbies. Smart Home Features – Program thermostat, smart door lock, water leak and freezer detectors, and garage door opener. Energy-Efficient Design – Solar panels, triple-pane dual Low-E Argon windows, 2x6 construction, R20 insulated in basement. Gas BBQ Hookups for walkout basement and main. Get Ready to Be Impressed!

Built in 2022

Essential Information

MLS® # E4434852

Price \$774,999



| | |
|----------------|------------------------|
| Bedrooms | 3 |
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 2,131 |
| Acres | 0.00 |
| Year Built | 2022 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|---------------------|
| Address | 7135 Edgemont Way |
| Area | Edmonton |
| Subdivision | Edgemont (Edmonton) |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6M 1K1 |

Amenities

| | |
|----------------|--|
| Amenities | Air Conditioner, Ceiling 9 ft., Deck, Detectors Smoke, Hot Water Natural Gas, No Smoking Home, Walkout Basement, 9 ft. Basement Ceiling, Solar Equipment |
| Parking Spaces | 2 |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Stove-Gas, Washer, Window Coverings, Refrigerators-Two |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Mantel |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Corner Lot, Fenced, Landscaped, Stream/Pond |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|----------------------------|
| Elementary | Sister Annatta Brockman K- |
| Middle | Kim Hung K-9 |
| High | Edgemont to open fall 2027 |

Additional Information

| | |
|----------------|---------------|
| Date Listed | May 6th, 2025 |
| Days on Market | 9 |
| Zoning | Zone 57 |

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 May 15th, 2025 at 12:03pm MDT