

# **\$1,249,900 - 8803 Strathearn Drive, Edmonton**

MLS® #E4447027

**\$1,249,900**

3 Bedroom, 3.50 Bathroom, 1,828 sqft

Single Family on 0.00 Acres

Strathearn, Edmonton, AB

Stunning 2.5-storey home on iconic Strathearn Drive with incredible River Valley and Downtown views. Offering over 2,400 sq ft of living space, this net zero home features living space with an open & bright plan, designer finishes and premium upgrades. The kitchen has a large island, 2-tone cabinetry, granite counters & backsplash and premium Bosch appliances with gas range. The living/dining areas have designer lighting, fireplace, 9' ceilings & herringbone hardwood flooring. The open stairway leads you upstairs to the primary suite with walk-in closet & 5-piece ensuite with freestanding tub + separate shower. Add'l bedroom on this level, plus a full 4-piece bath & laundry. The 3rd-floor loft offers a custom bar & a stunning rooftop terrace with panoramic views. The finished basement with ICF construction has a large rec room, add'l bedroom & full bathroom. Enjoy the professional landscaping, patio for entertaining, EV ready dbl detached garage & solar panels. Close to great trails, park, schools & more.

Built in 2021

## **Essential Information**

MLS® # E4447027

Price \$1,249,900



Bedrooms	3
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,828
Acres	0.00
Year Built	2021
Type	Single Family
Sub-Type	Detached Single Family
Style	2 and Half Storey
Status	Active

### Community Information

Address	8803 Strathearn Drive
Area	Edmonton
Subdivision	Strathearn
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6C 4C8

### Amenities

Amenities	See Remarks
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Oven-Microwave, Refrigerator, Stove-Gas, Washer, Window Coverings, Wine/Beverage Cooler, See Remarks, Garage Heater
Heating	Forced Air-1, Natural Gas
Stories	4
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	See Remarks

Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	July 10th, 2025
Days on Market	9
Zoning	Zone 18

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