

## **\$724,800 - 610 Albany Way, Edmonton**

MLS® #E4444102

**\$724,800**

3 Bedroom, 2.50 Bathroom, 2,307 sqft

Single Family on 0.00 Acres

Albany, Edmonton, AB

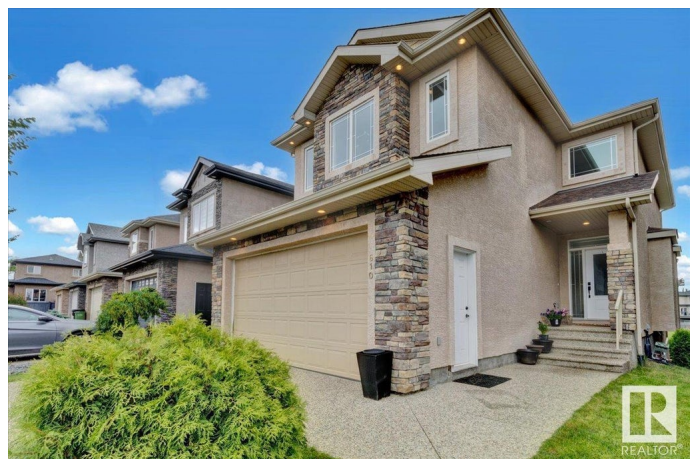
Welcome to Albany! This stunning 2-storey home nestled in a family-friendly community offers 3 bedrooms, a versatile den to be transformed into a 4th bdrm or office & 2.5 baths & WALKOUT BASEMENT! Boasting over 2,305 sqft of living space + over 945 sqft of undeveloped WALKOUT BASEMENT! The grand foyer features soaring 20-foot ceilings leads you to the main floor featuring an open-concept living room w/ expansive panel windows, contemporary fireplace for warmth & sophistication. The formal dining room overlooks the FULLY FENCED BACKYARD with serene GREEN VIEWS & a tranquil MAN-MADE POND! The gourmet kitchen features an ISLAND/BREAKFAST NOOK & GRANITE COUNTERTOPS & WALKIN PANTRY! Upstairs offers 3 bedrooms each w/ built-in closet & organizers. The primary suite offers a spa-inspired 5-piece ensuite w/ JET SOAKER TUB, double vanity, & a walk-in closet w/ CUSTOM ORGANIZERS! The unfinished WALKOUT BSMT. provides an opportunity to design a space tailored to your needs! Close to WALKING TRAILS & all amenities!

Built in 2013

### **Essential Information**

MLS® #

E4444102



Price	\$724,800
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,307
Acres	0.00
Year Built	2013
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	610 Albany Way
Area	Edmonton
Subdivision	Albany
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6P 0S3

### Amenities

Amenities	Closet Organizers, Patio, Walkout Basement, See Remarks
Parking	Double Garage Attached

### Interior

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

### Exterior

Exterior	Wood, Stone, Stucco
Exterior Features	Back Lane, Fenced, Flat Site, Landscaped, Low Maintenance Landscape, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Stucco
Foundation	Concrete Perimeter

### **School Information**

Elementary	Lorelei School
Middle	Mary Butterworth School
High	Ross Sheppard School

### **Additional Information**

Date Listed	June 24th, 2025
Days on Market	13
Zoning	Zone 27

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 July 7th, 2025 at 4:17pm MDT