

## \$469,900 - 90 Highwood Bay, Devon

MLS® #E4445885

**\$469,900**

4 Bedroom, 3.00 Bathroom, 1,791 sqft

Single Family on 0.00 Acres

Devon, Devon, AB

FANTASTIC FAMILY HOME with Park-like Backyard! OVER 2277 SQ FEET OF LIVING space-URL VIDEO TOUR around in a middle of page. Enjoy your private oasis in this beautiful family home featuring a stunning park-like backyard perfect for quite moments or kids to play. The main living area boasts soaring vaulted ceilings in the living room, dinning room, kitchen and kitchen nook, complemented by three specious bedrooms, and two full bathrooms upstairs. On the bright ground-level third floor, you will find a cozy family room completed with a fire place, and bar area, plus another full bathroom, bedroom and convenient laundry room. The basement is nearly fully finished offering a huge additional room, and flexible space - ideal for a home office ,gym, or play area. Step outside to an impressive three-tired HUGE deck with West exposure overlooking a serene green space with no neighbours behind. This ONE- OF -A-KIND home is located close to schools, shopping, and major routes, offering both privacy, and convenience.

Built in 1992

### Essential Information

MLS® # E4445885

Price \$469,900



Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,791
Acres	0.00
Year Built	1992
Type	Single Family
Sub-Type	Detached Single Family
Style	4 Level Split
Status	Active

### Community Information

Address	90 Highwood Bay
Area	Devon
Subdivision	Devon
City	Devon
County	ALBERTA
Province	AB
Postal Code	T9G 1W1

### Amenities

Amenities	Bar, Carbon Monoxide Detectors, Deck, Detectors Smoke, Parking-Extra, Patio, Storage-In-Suite, Vaulted Ceiling
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Freezer, Stove-Electric, Washer, Window Coverings, Refrigerators-Two
Heating	Forced Air-1, Natural Gas
Stories	4
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Backs Onto Park/Trees, Cul-De-Sac, Fenced, Fruit Trees/Shrubs, Landscaped, No Through Road, Picnic Area, Playground Nearby, Public Transportation, Rolling Land, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	July 4th, 2025
Days on Market	7
Zoning	Zone 92

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 10th, 2025 at 10:17pm MDT