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## **\$1,048,800 - 4535 26 Avenue, Edmonton**

MLS® #E4436762

**\$1,048,800**

6 Bedroom, 6.50 Bathroom, 3,658 sqft

Single Family on 0.00 Acres

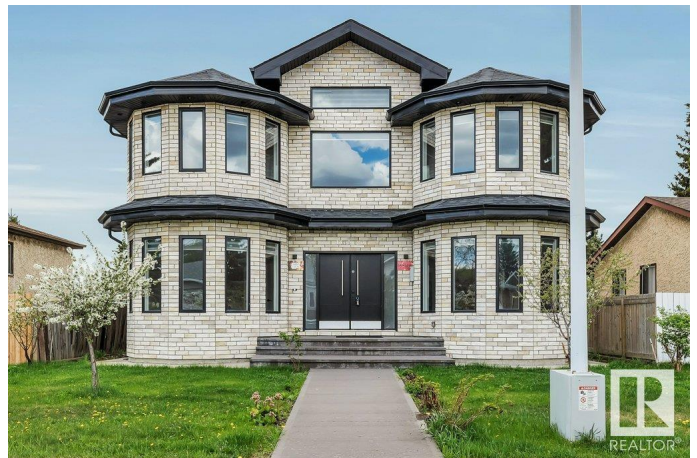
Weinlos, Edmonton, AB

Welcome to Weinlos! Welcome to this luxurious estate residence boasting over 3,657 sqft. of above-grade living space & a fully finished basement of more than 1,718 sqft, this home is perfectly designed for large families or multi-generational living. This meticulously maintained property features 6 spacious bedrooms & 6.5 modern bathrooms! Walk into the spacious living area with BAY WINDOWS & FORMAL DINING ROOM w/ CERAMIC TILE FLOORS throughout the main floor! The heart of the home includes a dream chef's kitchen w/ modern modern cabinetry while the SPICE KITCHEN offers flexibility for extended family or entertaining. The Family Rm offers 20 ft ceilings w/ ceiling to floor picture windows & modern fireplace! The solid wood DOUBLE STAIRCASE leads you to the luxurious bedrooms all w/ built-in CEILING FANS & 3x ensuite baths & 1 common bath! The fully developed basement includes a generous bonus room, ideal for a home theatre, fitness area, or playroom. Excellently located in a family friendly community!

Built in 2015

### **Essential Information**

|        |             |
|--------|-------------|
| MLS® # | E4436762    |
| Price  | \$1,048,800 |



|                |                        |
|----------------|------------------------|
| Bedrooms       | 6                      |
| Bathrooms      | 6.50                   |
| Full Baths     | 6                      |
| Half Baths     | 1                      |
| Square Footage | 3,658                  |
| Acres          | 0.00                   |
| Year Built     | 2015                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 4535 26 Avenue |
| Area        | Edmonton       |
| Subdivision | Weinlos        |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6L 4H4        |

### Amenities

|                |                          |
|----------------|--------------------------|
| Amenities      | Off Street Parking, Deck |
| Parking Spaces | 10                       |
| Parking        | Double Garage Attached   |

### Interior

|                   |                                                                                                                                                                              |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                             |
| Appliances        | Dishwasher-Built-In, Dryer, Fan-Ceiling, Furniture Included, Garage Control, Hood Fan, Refrigerator, Stove-Countertop Gas, Stove-Electric, Washer, Window Coverings, Wet Bar |
| Heating           | Forced Air-2, Natural Gas                                                                                                                                                    |
| Fireplace         | Yes                                                                                                                                                                          |
| Fireplaces        | Tile Surround                                                                                                                                                                |
| Stories           | 3                                                                                                                                                                            |
| Has Basement      | Yes                                                                                                                                                                          |
| Basement          | Full, Finished                                                                                                                                                               |

### Exterior

|                   |                                                                                                                                                               |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Stucco                                                                                                                                           |
| Exterior Features | Back Lane, Fenced, Flat Site, Fruit Trees/Shrubs, 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 | Weinlos School      |
| Middle     | Kate Chegwin School |
| High       | W.P. Wagner School  |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 15th, 2025 |
| Days on Market | 32             |
| Zoning         | Zone 29        |

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Listing information last updated on June 16th, 2025 at 1:17am MDT