

Courtesy Of Jamie L Bhatti and Harman Bhatti Of Royal Lepage Arteam Realty

## \$2,295,000 - 2790 Wheaton Drive, Edmonton

MLS® #E4427090

**\$2,295,000**

4 Bedroom, 5.50 Bathroom, 3,198 sqft

Single Family on 0.00 Acres

Windermere, Edmonton, AB

This custom-built luxury home in Windermere offers over 5,000 sq. ft. of living space with a heated triple-car garage. Premium upgrades include new hardwood floors, fresh paint, gemstone lighting, new furnace, new tankless hot water tank plus commercial-grade Wi-Fi throughout. The open-concept main floor features an executive office w/ built-in cabinetry, a gourmet kitchen with Wolf and Subzero appliances, and fold away patio doors that open to a 600 sq.ft covered deck with patio heaters, a built-in BBQ, and motorized privacy screens. The primary's suite includes a 6-piece ensuite and a custom walk-in closet. Upstairs, a self-contained "œnanny suite" features its own kitchen, living area and bedroom. A fully finished basement w/ in floor heating, offers a family room, wet bar w/ wine cellar and gym- the entertainment hub. Professionally designed low maintenance landscaping w/ premium turf, irrigation, custom pergola w string lighting make this a summer dream. This home effortlessly adapts to any lifestyle!

Built in 2013

### Essential Information

MLS® #                   E4427090

Price                     \$2,295,000



Bedrooms	4
Bathrooms	5.50
Full Baths	5
Half Baths	1
Square Footage	3,198
Acres	0.00
Year Built	2013
Type	Single Family
Sub-Type	Detached Single Family
Style	1 and Half Storey
Status	Active

### Community Information

Address	2790 Wheaton Drive
Area	Edmonton
Subdivision	Windermere
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 2M6

### Amenities

Amenities	Air Conditioner, Barbecue-Built-In, Carbon Monoxide Detectors, Ceiling 10 ft., Closet Organizers, Deck, Guest Suite, No Smoking Home, Walkout Basement, Wet Bar
Parking	Triple Garage Attached
Is Waterfront	Yes

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dryer, Freezer, Microwave Hood Fan, Oven-Microwave, Stove-Gas, Washer, Window Coverings, Wine/Beverage Cooler, Refrigerators-Two, Oven Built-In-Two, Stove-Induction
Heating	Forced Air-1, In Floor Heat System, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Suite	Yes

Has Basement	Yes
Basement	Full, Finished

## Exterior

Exterior	Wood, Stone, Stucco
Exterior Features	Backs Onto Lake, Cul-De-Sac, Fenced, Golf Nearby, Landscaped, No Back Lane, No Through Road, Schools, Shopping Nearby, View Lake
Roof	Asphalt Shingles
Construction	Wood, Stone, Stucco
Foundation	Slab

## Additional Information

Date Listed	March 22nd, 2025
Days on Market	37
Zoning	Zone 56
HOA Fees	630
HOA Fees Freq.	Annually

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