

## \$550,000 - 1226 Westerra Crescent, Stony Plain

MLS® #E4434251

**\$550,000**

5 Bedroom, 3.50 Bathroom, 2,234 sqft

Single Family on 0.00 Acres

Westerra, Stony Plain, AB

Spacious 5-bedroom, 3.5-bathroom, 2-storey home in the desirable Westerra neighborhood of Stony Plain. With 2,234 sq. ft. of living space, this home features a cozy living room with a gas fireplace, a kitchen with stainless steel appliances, ample storage and a corner pantry. The main floor also includes a laundry room and a 2-pc bathroom. Upstairs, enjoy a bonus room, 3 bedrooms, and a 4-pc bathroom. The primary bedroom is a retreat with a walk-in closet and a 4-pc ensuite with a corner soaker tub. The fully finished basement offers a recreation room, 2 additional bedrooms and a 4-pc bathroom. The fenced yard backs onto trees and has a deck for relaxation. Double attached garage. Ideally located near parks, playgrounds, schools, and amenities. This home offers the perfect blend of comfort and convenience!

Built in 2010

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4434251  |
| Price          | \$550,000 |
| Bedrooms       | 5         |
| Bathrooms      | 3.50      |
| Full Baths     | 3         |
| Half Baths     | 1         |
| Square Footage | 2,234     |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 2010                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 1226 Westerra Crescent |
| Area        | Stony Plain            |
| Subdivision | Westerra               |
| City        | Stony Plain            |
| County      | ALBERTA                |
| Province    | AB                     |
| Postal Code | T7Z 0B2                |

### Amenities

|           |                                                            |
|-----------|------------------------------------------------------------|
| Amenities | Deck, Detectors Smoke, Hot Water Tankless, No Smoking Home |
| Parking   | Double Garage Attached                                     |

### Interior

|                   |                                                                                                        |
|-------------------|--------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                       |
| Appliances        | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                              |
| Fireplace         | Yes                                                                                                    |
| Fireplaces        | Tile Surround                                                                                          |
| Stories           | 3                                                                                                      |
| Has Basement      | Yes                                                                                                    |
| Basement          | Full, Finished                                                                                         |

### Exterior

|                   |                                                                     |
|-------------------|---------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                         |
| Exterior Features | Backs Onto Park/Trees, Fenced, Landscaped, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                    |
| Construction      | Wood, Vinyl                                                         |
| Foundation        | Concrete Perimeter                                                  |

### Additional Information

Date Listed May 2nd, 2025

Days on Market 91

Zoning Zone 91

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 August 1st, 2025 at 4:32am MDT