

## \$885,000 - 2625 Watcher Way, Edmonton

MLS® #E4424987

**\$885,000**

4 Bedroom, 3.50 Bathroom, 2,592 sqft

Single Family on 0.00 Acres

Windermere, Edmonton, AB

Welcome to 2625 Watcher Way SW, a beautifully designed home in Edmonton's prestigious Windermere community. This elegant residence offers a spacious open-concept layout, perfect for both family living and entertaining. The gourmet kitchen features high-end appliances, sleek countertops, a new fridge, a hood fan, and a beverage cooler. The luxurious master suite includes a spa-like ensuite and a generous walk-in closet. Large windows provide abundant natural light, while the landscaped backyard and spacious deck create a private outdoor retreat. Additional features include a Kinetico water softener, RO portable water system, added attic and under-floor insulation for enhanced comfort and efficiency, and curtains and drapes that stay. Located close to top schools, shopping, parks, and major roadways, this home offers both convenience and sophistication.

Built in 2013

### Essential Information

MLS® #	E4424987
Price	\$885,000
Bedrooms	4
Bathrooms	3.50
Full Baths	3



Half Baths	1
Square Footage	2,592
Acres	0.00
Year Built	2013
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	2625 Watcher Way
Area	Edmonton
Subdivision	Windermere
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 0H7

### **Amenities**

Amenities	Deck, Detectors Smoke
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Alarm/Security System, Dishwasher-Built-In, Fan-Ceiling, Garage Control, Garage Opener, Hood Fan, Microwave Hood Fan, Oven-Built-In, Refrigerator, Vacuum Systems, Washer, Water Softener, Window Coverings, Wine/Beverage Cooler
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Direct Vent, Granite Surround, Mantel
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Fenced, Landscaped
Roof	Asphalt Shingles

Construction	Wood, Stucco
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	March 10th, 2025
Days on Market	40
Zoning	Zone 56
HOA Fees	830
HOA Fees Freq.	Annually

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