

\$678,900 - 2454 Ware Crescent, Edmonton

MLS® #E4434854

\$678,900

4 Bedroom, 3.50 Bathroom, 2,118 sqft

Single Family on 0.00 Acres

Windermere, Edmonton, AB

8 Things to Remember 1. OVER 2,800 sqft Living Space w 4 BEDS +3.5 BATHS built by Cantiro Homes (Formerly Dolce Vita Homes) in ONE at WINDERMERE 2. *9ft Ceiling, HARDWOOD FLOORS, GAS Fireplace and OPEN CONCEPT living and Dining area w View of SOUTH WEST- FACING LANDSCAPED Yard w TREE LINE and Newer COMPOSITE DECK 3. Gourmet Kitchen_Two-TONE CABINETS, QUARTS COUNTERTOPS, Extended Island, 220v Plug, GAS STOVE and a WALK THROUGH PANTY 4. NO WORRY about the ELECTRICITY BILL from running A/C in Summer. ****SOLAR PANELS****(22K Value) bring it down to NET ZERO or even EARN your CREDITS! 5. MASTER w Spa-like Ensuite_Frameless GLASS SHOWER, Soaker Tub w Handshower, DOUBLE SINKS and a HUGE WALK IN CLOSET 6. NO CARPET Upstairs! LG Laundry set, 2 large bedrooms & a VAULTED-Ceiling BONUS ROOM perfect for a family lounge. 7 FULLY FINISHED BASEMENT_Developed w PERMITS Includes a 4th BEDROOM, FULL Bath, and BONUS room for Entertaining! 8. WALKING DISTANCE to TWO SCHOOLS, and quick access to Anthony Henday ***MOVE IN READY***

Built in 2013



Essential Information

| | |
|----------------|------------------------|
| MLS® # | E4434854 |
| Price | \$678,900 |
| Bedrooms | 4 |
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 2,118 |
| Acres | 0.00 |
| Year Built | 2013 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|--------------------|
| Address | 2454 Ware Crescent |
| Area | Edmonton |
| Subdivision | Windermere |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6W 2M7 |

Amenities

| | |
|-----------|---|
| Amenities | Air Conditioner, Ceiling 9 ft., Deck, Solar Equipment |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Gas, Washer, Window Coverings, See Remarks |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|----------|---------------------|
| Exterior | Wood, Stone, Stucco |
|----------|---------------------|

| | |
|-------------------|--|
| Exterior Features | Fenced, Landscaped, Playground Nearby, Schools, Shopping Nearby, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Stucco |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|---------------|
| Date Listed | May 7th, 2025 |
| Days on Market | 6 |
| Zoning | Zone 56 |
| HOA Fees | 274.57 |
| HOA Fees Freq. | Annually |

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Listing information last updated on May 13th, 2025 at 1:03pm MDT