

## \$749,999 - 3209 Winspear Crescent, Edmonton

MLS® #E4424746

**\$749,999**

5 Bedroom, 4.00 Bathroom, 2,570 sqft

Single Family on 0.00 Acres

Walker, Edmonton, AB

Stunning custom-built Parkwood executive home in desirable Aurora, offering over 3,700 sq ft of developed living space and backing onto a peaceful walking trail. The open-concept main floor features soaring ceilings, a stylish gas fireplace, chef-inspired kitchen with a massive island, bedroom/office, den, formal dining, full bath, breakfast nook, walk-through pantry, and mudroom. Upstairs offers a spacious bonus room and 3 large bedrooms, including a luxurious primary suite with spa-like ensuite, walk-in closet, and private balcony overlooking the landscaped yard and green space. The fully finished 1,057 sq ft basement adds a 4th bedroom, full bath, expansive rec area with wet bar, fireplace, games area, and projector setup. Complete with a double attached garage and beautifully landscaped yard in a quiet, family-friendly neighborhood close to parks, schools, shopping, and major routes. Donâ€™t miss your chance to view this dream home!

Built in 2016

### Essential Information

MLS® #	E4424746
Price	\$749,999
Bedrooms	5
Bathrooms	4.00



Full Baths	4
Square Footage	2,570
Acres	0.00
Year Built	2016
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	3209 Winspear Crescent
Area	Edmonton
Subdivision	Walker
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 1S7

### Amenities

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., Deck, Detectors Smoke, Exterior Walls- 2"x6", Front Porch, No Smoking Home, Patio, Vaulted Ceiling, Vinyl Windows, Wet Bar, HRV System, Natural Gas BBQ Hookup
Parking Spaces	5
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garburator, Hood Fan, Oven-Microwave, Storage Shed, Stove-Gas, Vacuum Systems, Washer, Window Coverings, Wine/Beverage Cooler, Refrigerators-Two, Projector
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	March 8th, 2025
Days on Market	51
Zoning	Zone 53
HOA Fees	105
HOA Fees Freq.	Annually



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 April 28th, 2025 at 2:17am MDT