

# **\$1,070,000 - 1538 Howes Place, Edmonton**

MLS® #E4425931

**\$1,070,000**

6 Bedroom, 3.50 Bathroom, 2,594 sqft

Single Family on 0.00 Acres

Hays Ridge Area, Edmonton, AB

Discover Luxury Living in Jagare Ridge - Backing onto a Golf Course! Located in one of Edmonton's most prestigious communities, this exceptional property offers a lifestyle like no other, with breathtaking views of a golf course right in your backyard. As you step inside, you're welcomed by a grand open-to-above living room with large windows and rich hardwood flooring. The open-plan dining area seamlessly transitions to a full-width deck, perfect for both relaxing and entertaining. The spacious kitchen features beam ceilings, a large island, quartz countertops, custom cabinetry, and a walk-in pantry with an additional sink for added convenience. The main floor also includes a private office and a half-bath. Upstairs, the master bedroom boasts a 5-piece ensuite and walk-in closet. Two additional bedrooms, a 3-piece bath, an office room, and a laundry room. The FULLY DEVELOPED basement, oversized garage, and aggregate driveway add to the appeal and functionality of this remarkable home.

Built in 2022

## **Essential Information**

MLS® # E4425931

Price \$1,070,000



Bedrooms	6
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,594
Acres	0.00
Year Built	2022
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	1538 Howes Place
Area	Edmonton
Subdivision	Hays Ridge Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 5B9

### Amenities

Amenities	Ceiling 9 ft., Deck, No Animal Home, No Smoking Home, Vaulted Ceiling
Parking Spaces	4
Parking	Double Garage Attached, Over Sized

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Hardie Board Siding
Exterior Features	Airport Nearby, Golf Nearby, Landscaped, Playground Nearby, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Hardie Board Siding
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	March 15th, 2025
Days on Market	92
Zoning	Zone 55
HOA Fees	450
HOA Fees Freq.	Annually

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Listing information last updated on June 15th, 2025 at 3:47pm MDT