# \$599,000 - 11 Westridge Crescent, Edmonton

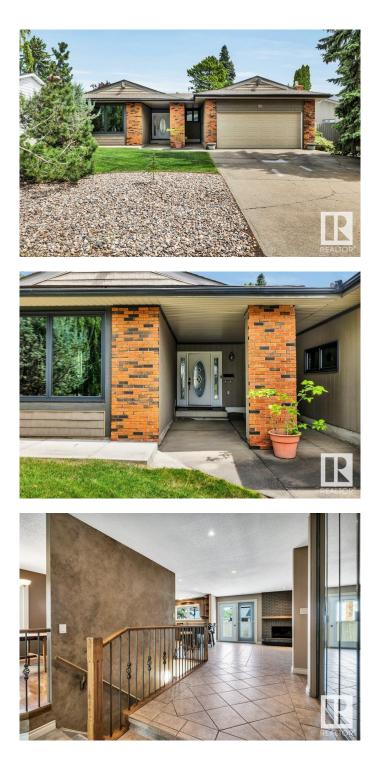
MLS® #E4447170

#### \$599,000

3 Bedroom, 3.00 Bathroom, 1,493 sqft Single Family on 0.00 Acres

Westridge (Edmonton), Edmonton, AB

REMODELED WESTRIDGE BUNGALOW – SUMMER POSSESSION AVAILABLE! This 3-bed, 3-bath bungalow in highly sought after Westridge blends classic charm with over \$100K in thoughtful upgrades. SPANNING ALMOST 1500 SQ. FT., it features an open-concept kitchen with maple cabinets, granite counters, black appliances, and an extended breakfast peninsula. Recent updates include NEW TRIPLE PANE WINDOWS (2024), CARPET (2025), hardwood, tile, and ADDED ATTIC INSULATION for enhanced comfort and energy efficiency. The SPACIOUS MAIN FLOOR offers a 3-pc ensuite in the primary, two additional bedrooms, a full 4-pc bath, and 8' doors throughout. The basement adds a large recreation space, third full bath, and two versatile rooms ideal for an office, den, or future bedroom. Exterior updates include newer roof, siding, soffits, fascia, and eaves. Tucked away on a QUIET STREET, this rare Westridge find offers the perfect mix of space, style, and location. Summer possession available!



Built in 1974

## **Essential Information**

MLS® #	E4447170
Price	\$599,000

Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,493
Acres	0.00
Year Built	1974
Туре	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

# **Community Information**

Address	11 Westridge Crescent
Area	Edmonton
Subdivision	Westridge (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 1C7

## Amenities

Amenities	Deck, No Animal Home, No Smoking Home
Parking Spaces	4
Parking	Double Garage Attached

## Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Stove-Electric, Washer, Refrigerators-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

## Exterior

Exterior	Wood, Brick, Stucco
Exterior Features	Fenced, Flat Site, Golf Nearby, Low Maintenance Landscape, No Through Road, Playground Nearby, Public Transportation, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Brick, Stucco
Foundation	Concrete Perimeter

## **School Information**

Elementary	Patricia Heights
Middle	Hillcrest
High	Jasper Place

#### **Additional Information**

Date Listed	July 11th, 2025
Days on Market	1
Zoning	Zone 22

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Listing information last updated on July 12th, 2025 at 2:32am MDT