

## \$795,000 - 5616 Edworthy Court, Edmonton

MLS® #E4447738

**\$795,000**

3 Bedroom, 2.50 Bathroom, 2,616 sqft

Single Family on 0.00 Acres

Edgemont (Edmonton), Edmonton, AB

Custom 2-storey & attached double garage (22Wx24L, in-floor heat, 220V, water, trench drain) on HUGE pie-shaped lot BACKING RAVINE. This 2,615 sqft (plus full basement) home features central AC, security cameras w/ DVR system, whole house sound system w/ built in speakers, hardwood flooring, Crawford ceiling, LED driven Edison bulb lights & custom finishings throughout. Main level: large mudroom, 2-pc powder room, sound proofed office, grand living room w/ gas fireplace, dining w/ deck access and commercial grade kitchen w/ huge eat-up island, quartz counters, 36" Thermador gas range & walk-through pantry. Top floor owner's suite w/ 2 walk-in closets & luxury 6-pc ensuite w/ double-sided fireplace, therapeutic jet & air massage tub & custom dual head shower. Finishing the upper level: centrally located bonus room, TOP FLOOR LAUNDRY and two additional bedrooms w/ 5-pc Jack & Jill bathroom. Fenced yard w/ underground sprinklers, deck w/ pergola, gorgeous firepit area, hot tub, shed. Gated back-alley access.

Built in 2014

### Essential Information

MLS® # E4447738

Price \$795,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,616
Acres	0.00
Year Built	2014
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	5616 Edworthy Court
Area	Edmonton
Subdivision	Edgemont (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 0N7

### Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Deck, Dog Run-Fenced In, Fire Pit, Hot Tub, No Animal Home, No Smoking Home, Patio, R.V. Storage, Sauna; Swirlpool; Steam
Parking Spaces	4
Parking	220 Volt Wiring, Double Garage Attached, Front/Rear Drive Access, Heated, Rear Drive Access, RV Parking

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Storage Shed, Stove-Gas, Vacuum System Attachments, Washer, Window Coverings, Hot Tub
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Brick Facing, Double Sided, Glass Door
Stories	2

Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Backs Onto Park/Trees, Cul-De-Sac, Fenced, Landscaped, Picnic Area, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, Treed Lot
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

## Additional Information

Date Listed	July 14th, 2025
Days on Market	8
Zoning	Zone 57
HOA Fees	80
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 July 21st, 2025 at 11:02pm MDT