# \$439,900 - 3097 Whitelaw Drive, Edmonton

MLS® #E4432484

### \$439.900

3 Bedroom, 3.00 Bathroom, 1,403 sqft Single Family on 0.00 Acres

Windermere, Edmonton, AB

You are going to LOVE this BEAUTIFUL 2-storey half duplex with, FULLY FINISHED BASEMENT, single attached insulated garage that located in the vibrant & highly sought-after community of Windermere! Offering 1,366 sqft of living space, this home is perfect for families seeking both space & style in a convenient location close to shopping, schools, & all major amenities. The main floor features maple cabinetry, an island with eating bar, and a generous walk-through pantry for added storage and function. The open dining area flows effortlessly to your FULL LENGTH rear deck, leading to a private backyard that's fully landscaped & includes a fire-pit & gazeboâ€"perfect for outdoor entertaining or quiet relaxation! Upstairs, the primary bedroom has a large walk-in closet & 4-piece ensuite. Two additional bedrooms & a full 4-piece bathroom complete the upper level. The FULLY FINISHED basement offers a versatile family room. Move-in ready & close to everything (schools, shopping) this property is a must-see!!!

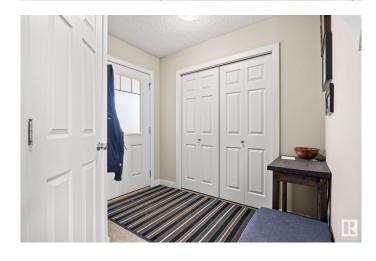


## **Essential Information**

MLS® # E4432484 Price \$439,900







Bedrooms 3

Bathrooms 3.00

Full Baths 2

Half Baths 2

Square Footage 1,403

Acres 0.00

Year Built 2010

Type Single Family

Sub-Type Half Duplex

Style 2 Storey

Status Active

# **Community Information**

Address 3097 Whitelaw Drive

Area Edmonton

Subdivision Windermere

City Edmonton
County ALBERTA

Province AB

Postal Code T6W 0T7

#### **Amenities**

Amenities Deck

Parking Spaces 2

Parking Insulated, Single Garage Attached

#### Interior

Appliances Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer,

Window Coverings, See Remarks

Heating Forced Air-1, Natural Gas

Stories 3

Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood, Stone, Vinyl

Exterior Features Fenced, Fruit Trees/Shrubs, Golf Nearby, Landscaped, No Back Lane,

Playground Nearby, Private Setting, Public Transportation, Schools,

**Shopping Nearby** 

Roof Asphalt Shingles
Construction Wood, Stone, Vinyl
Foundation Concrete Perimeter

## **Additional Information**

Date Listed April 24th, 2025

Days on Market 23

Zoning Zone 56

HOA Fees 100

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 May 17th, 2025 at 5:17am MDT