

Courtesy Of Robby Halabi Of Rimrock Real Estate

# \$1,495,000 - 3003 Watson Landing Landing, Edmonton

MLS® #E4424760

**\$1,495,000**

5 Bedroom, 4.50 Bathroom, 2,441 sqft  
Single Family on 0.00 Acres

Windermere, Edmonton, AB

Luxury at its finest! This stunning custom-built Walkout Bungalow in Upper Windermere boasts top-tier materials, construction, and high-end finishes throughout. A grand foyer with 12ft ceilings and built-in waterfall leads to a bright living room with LED-lit ceilings and expansive windows. The chef's kitchen features Wolf and Subzero appliances, a 12ft island, and a butler's pantry. With 4 bedrooms, a full office, and 5 bathrooms (4 en-suites), the primary suite offers a 7pc spa-like en-suite with steam shower and in-floor heating. Two separate laundry rooms, a fully finished walkout basement with a 200-bottle wine room, wet bar, exercise room, and home theater complete this home. Additional features include home automation, wide-plank hardwood, Italian tile, 4 fireplaces, heated patios, in-floor heating, triple garage, and custom landscaping with a waterfall/firepit. This one-of-a-kind dream home is a must-see!

Built in 2013

## Essential Information

MLS® #	E4424760
Price	\$1,495,000
Bedrooms	5
Bathrooms	4.50
Full Baths	4



Half Baths	1
Square Footage	2,441
Acres	0.00
Year Built	2013
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### **Community Information**

Address	3003 Watson Landing Landing
Area	Edmonton
Subdivision	Windermere
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 2G4

### **Amenities**

Amenities	Air Conditioner, Ceiling 10 ft., Ceiling 9 ft., Deck, Patio, Vaulted Ceiling, Walkout Basement, Wet Bar, Natural Gas BBQ Hookup, 9 ft. Basement Ceiling
Parking Spaces	7
Parking	Triple Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Freezer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Stove-Gas, Washer, Window Coverings, Wine/Beverage Cooler, Projector
Heating	Forced Air-1, In Floor Heat System, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stone, Stucco
Exterior Features	Airport Nearby, Fenced, Golf Nearby, Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation

Roof	Cedar Shakes
Construction	Wood, Stone, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	March 7th, 2025
Days on Market	29
Zoning	Zone 56
HOA Fees	950
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 5th, 2025 at 12:17pm MDT