

## \$750,000 - 8654 Sloane Court, Edmonton

MLS® #E4439083

**\$750,000**

5 Bedroom, 3.50 Bathroom, 2,111 sqft

Single Family on 0.00 Acres

South Terwillegar, Edmonton, AB

This stunning home offers a WALK OUT basement and spectacular picturesque views of the POND and PARK . Perfectly located on a quiet cul de sac in the highly sought after neighbourhood of South Terwillegar, this 2 storey family home is sure to impress. The main floor features a spacious floor plan with hardwood floors and large bright windows overlooking the pond. The kitchen offers stainless steel appliances, plenty of cabinets & counter space and a corner pantry. Cozy up in front of your gas fireplace, or work from home in your main floor office. The powder room & laundry area complete the main floor. Upstairs you will find 4 spacious bedrooms with the primary bedroom offering a spa like ensuite and walk in closet with custom shelves. Downstairs you will find an additional 2 bedrooms and 4 pc bathroom. The walk out basement will lead you to your private patio, hot tub, garden area or enjoy your fresh new sod! Additional features of this home include: central air conditioning and central vacuum.

Built in 2007

### Essential Information

MLS® # E4439083

Price \$750,000

Bedrooms 5



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,111                  |
| Acres          | 0.00                   |
| Year Built     | 2007                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 8654 Sloane Court |
| Area        | Edmonton          |
| Subdivision | South Terwillegar |
| City        | Edmonton          |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T6R 0K9           |

### Amenities

|               |  |
|---------------|--|
| Amenities     | Air Conditioner, Deck, Hot Tub, No Smoking Home, Walkout Basement, Wet Bar, Natural Gas BBQ Hookup, Natural Gas Stove Hookup |
| Parking       | Double Garage Attached   |
| Is Waterfront | Yes  |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Garburator, Microwave Hood Fan, Refrigerator, Stove-Gas, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas   |
| Fireplace         | Yes   |
| Fireplaces        | Glass Door  |
| Stories           | 3   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Brick, Vinyl  |
| Exterior Features | Backs Onto Lake, Fenced, Landscaped, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Brick, Vinyl  |
| Foundation        | Concrete Perimeter  |

**School Information**

|            |                 |
|------------|-----------------|
| Elementary | Ester Starkman  |
| Middle     | Ester Starkman  |
| High       | Lillian Osborne |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 29th, 2025 |
| Days on Market | 19             |
| Zoning         | Zone 14        |

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Listing information last updated on June 17th, 2025 at 12:32pm MDT