

\$1,449,000 - 9119 117 Street, Edmonton

MLS® #E4446466

\$1,449,000

5 Bedroom, 4.00 Bathroom, 2,591 sqft

Single Family on 0.00 Acres

Windsor Park (Edmonton), Edmonton, AB

Stunning Renovated Home in Windsor Park
Beautifully renovated and expanded 2-storey in prestigious Windsor Park offering 2,591 sq.ft. above grade and 3,837 sq.ft. total living space. This 5-bed, 4-bath home features a sun-filled open-concept main floor with a chef-inspired kitchen, high-end appliances, and custom finishes. Snuggle up to the two large special ordered, modern BIS wood burning fireplaces that are very energy efficient. Upstairs includes 3 large bedrooms, including a serene primary retreat with a spa-style ensuite. Located on a picturesque tree-lined street steps from the U of A, river valley, and top schools. Downstairs rec room can convert to be used as a bedroom for more flexibility. The oversized 837 sq.ft. 3 car garage includes an 8' high door, upper-level storage, plus adjacent parking pad. RV storage in the yard adds even more flexibility. Move-in ready—this is a rare gem in a premier location!

Built in 1948

Essential Information

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|-----------|-------------|
| MLS® # | E4446466 |
| Price | \$1,449,000 |
| Bedrooms | 5 |
| Bathrooms | 4.00 |



| | |
|----------------|------------------------|
| Full Baths | 4 |
| Square Footage | 2,591 |
| Acres | 0.00 |
| Year Built | 1948 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 9119 117 Street |
| Area | Edmonton |
| Subdivision | Windsor Park (Edmonton) |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6G 1S1 |

Amenities

| | |
|----------------|---|
| Amenities | Air Conditioner, Deck, Patio, R.V. Storage, Sauna; Swirlpool; Steam |
| Parking Spaces | 7 |
| Parking | Insulated, Over Sized, Triple Garage Detached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Gas, Window Coverings |
| Heating | Forced Air-2, In Floor Heat System, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Mantel, Tile Surround, See Remarks |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Fenced, Fruit Trees/Shrubs, Golf Nearby, Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation, |

Schools, Shopping Nearby, Treed Lot

| | |
|--------------|-------------|
| Roof | Metal |
| Construction | Wood, Vinyl |
| Foundation | Slab |

School Information

| | |
|------------|--------------------------|
| Elementary | Windsor Park School |
| Middle | Our Lady of Mount Carmel |
| High | Strathcona School |

Additional Information

| | |
|----------------|----------------|
| Date Listed | July 8th, 2025 |
| Days on Market | 5 |
| Zoning | Zone 15 |

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Listing information last updated on July 13th, 2025 at 12:17am MDT