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# **\$1,598,800 - 4703 Woolsey Common, Edmonton**

MLS® #E4444559

**\$1,598,800**

7 Bedroom, 6.50 Bathroom, 3,865 sqft

Single Family on 0.00 Acres

Windermere, Edmonton, AB

Welcome to Windermere! This Luxury Mansion nestled in one of the most exclusive communities. With over 5,550 SQFT of fully finished living space, this architectural masterpiece features 7 bedrooms & 6.5 elegant bathrooms! Offering an expansive Open-Concept design featuring a family room with soaring 20-foot ceilings & floor-to-ceiling picture windows showcasing panoramic sky views. A formal dining room connects to the main floor PATIO for indoor-outdoor entertaining. The Gourmet Chef's Kitchen complete w/ highend appl. & central island/ BREAKFAST NOOK -features an adjacent SPICE KITCHEN for prep & storage! The living room, a bedroom w/ ensuite, 2-pc bath & living room complete the main flr! Upstairs offers 4 bedrooms incl.a Primary bdrm w/ 4-pc ensuite, WIC & PRIVATE BALCONY! A BONUS RM & laundry rm completes the upper floor! A WALKOUT BSMT features its own living quarters, offering a THEATRE ROOM & 2 BEDROOMS! Steps away fr the River Ridge Golf & Country Club & walking trails, schools & shopping!

Built in 2022

## **Essential Information**

|        |             |
|--------|-------------|
| MLS® # | E4444559    |
| Price  | \$1,598,800 |



|                |                        |
|----------------|------------------------|
| Bedrooms       | 7                      |
| Bathrooms      | 6.50                   |
| Full Baths     | 6                      |
| Half Baths     | 1                      |
| Square Footage | 3,865                  |
| Acres          | 0.00                   |
| Year Built     | 2022                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 4703 Woolsey Common |
| Area        | Edmonton            |
| Subdivision | Windermere          |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6W 2E2             |

### Amenities

|                |                                                                        |
|----------------|------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Ceiling 10 ft., Closet Organizers, Patio, See Remarks |
| Parking Spaces | 8                                                                      |
| Parking        | Quad or More Attached                                                  |

### Interior

|                   |                                                                                                                                             |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                            |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Hood Fan, Oven-Built-In, Oven-Microwave, Wine/Beverage Cooler, Refrigerators-Two, Stoves-Two |
| Heating           | Forced Air-2, Natural Gas                                                                                                                   |
| Fireplace         | Yes                                                                                                                                         |
| Fireplaces        | Tile Surround                                                                                                                               |
| Stories           | 3                                                                                                                                           |
| Has Basement      | Yes                                                                                                                                         |
| Basement          | Full, Finished                                                                                                                              |

### Exterior

|                   |                                                                                                                                                                                       |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Stucco                                                                                                                                                                   |
| Exterior Features | Airport Nearby, Corner Lot, Fenced, Golf Nearby, Landscaped, Low Maintenance Landscape, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                                                                                                                                      |
| Construction      | Wood, Stone, Stucco                                                                                                                                                                   |
| Foundation        | Concrete Perimeter                                                                                                                                                                    |

### School Information

|            |                       |
|------------|-----------------------|
| Elementary | Const. Daniel Woodall |
| Middle     | Riverbend School      |
| High       | Lilian Osborne School |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 26th, 2025 |
| Days on Market | 37              |
| Zoning         | Zone 56         |
| HOA Fees       | 525             |
| HOA Fees Freq. | Annually        |

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Listing information last updated on August 2nd, 2025 at 10:02am MDT