# \$3,200,000 - 11 Wellington Crescent, Edmonton

MLS® #E4430590

#### \$3,200,000

4 Bedroom, 4.50 Bathroom, 5,062 sqft Single Family on 0.00 Acres

Glenora, Edmonton, AB

Success rewarded Located in the heart of Old Glenora, this remarkable custom built 7567 total sq ft home boasts panoramic river and river valley views. The custom built home features exceptional attention to detail and is a very rare find. The main floor boasts a large foyer, separate formal dining room and a generous sized living room with fireplace, private study with fireplace, 2 piece powder room and laundry area. The dramatic second level has a loft landing, a magnificent master bedroom complete with an attached exercise room, his and her separate bathrooms with steam shower and whirlpool tub and large walk-in closets Two large bedrooms each with a private ensuite bath complete the upper floor. Also completely developed, the lower level features a recreation room with fireplace, theatre room, 4th bedroom and a 3 piece bath. New windows and new roof were recently installed. Make the move to this fabulous neighbourhood and live the dream in Old Glenora.

Built in 1992

#### **Essential Information**

MLS® # E4430590 Price \$3,200,000

Bedrooms 4







4.50 Bathrooms Full Baths

Half Baths 1

Square Footage 5,062 Acres 0.00 Year Built 1992

Type Single Family

Sub-Type **Detached Single Family** 

4

Style 2 Storey Status Active

## **Community Information**

Address 11 Wellington Crescent

Area Edmonton Subdivision Glenora City Edmonton **ALBERTA** County

Province AB

Postal Code T5N 3V2

#### **Amenities**

**Amenities** Air Conditioner, Bar, Closet Organizers, Detectors Smoke, Patio,

Sprinkler Sys-Underground

**Parking Spaces** 6

**Parking** Double Garage Attached, Heated, Insulated, Over Sized

#### Interior

**Interior Features** ensuite bathroom

**Appliances** Alarm/Security System, Compactor, Dishwasher-Built-In,

> Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window

Coverings, Garage Heater

Forced Air-2, Natural Gas Heating

Fireplace Yes

Glass Door, Tile Surround Fireplaces

**Stories** 3

Has Basement Yes

Full, Finished Basement

### **Exterior**

Exterior Wood, Stone, Stucco

Exterior Features Back Lane, Flat Site, Fruit Trees/Shrubs, Golf Nearby, Landscaped,

Private Setting, Public Transportation, Ravine View, River Valley View,

River View, Schools, Shopping Nearby

Roof Cedar Shakes

Construction Wood, Stone, Stucco Foundation Concrete Perimeter

#### **Additional Information**

Date Listed April 12th, 2025

Days on Market 200

Zoning Zone 11

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Listing information last updated on October 29th, 2025 at 5:02am MDT