

\$1,288,000 - 319 Ferris Way, Edmonton

MLS® #E4442316

\$1,288,000

4 Bedroom, 4.50 Bathroom, 3,161 sqft

Single Family on 0.00 Acres

Falconer Heights, Edmonton, AB

Spectacular lot backing to a gorgeous RAVINE. One of a kind GEM. 3161 sf plus a F/Fin forced walk out bsmt. Totally renovated! Exceptional finishings makes this better than NEW & at a much more affordable cost. Former Westhill show home custom designed by Rick Arndt Architects. Stunning curb appeal with the new stucco facade, windows & eaves. Bungalow w/upper loft has a 3 pc bath & a private deck w/City views. Soaring ceilings in the formal living rm adjacent to the dining rm. Modern light fixtures makes a special design statement. Chef's kitchen w/sleek modern cabinets, granite/quartz, 24" tile & upgr appliances. Primary retreat has a spa like ensuite w/steamer. Lots of hardwood. Additional bedrms have a Jack & Jill bathrm. Main floor den & laundry rm. Walkout has in floor heating, 2 furnaces, AC & 9' ceilings. Additional Rec rm, games area, full bath & bedrm. Private 12,000 sf pie lot perfect for outdoor entertaining. Oversized triple tandem 23 W X 25/35. Newer upgr shingles & aggregate driveway. A 10!

Built in 1990

Essential Information

| | |
|--------|-------------|
| MLS® # | E4442316 |
| Price | \$1,288,000 |



| | |
|----------------|------------------------|
| Bedrooms | 4 |
| Bathrooms | 4.50 |
| Full Baths | 4 |
| Half Baths | 1 |
| Square Footage | 3,161 |
| Acres | 0.00 |
| Year Built | 1990 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 319 Ferris Way |
| Area | Edmonton |
| Subdivision | Falconer Heights |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6R 2C4 |

Amenities

| | |
|-----------|--|
| Amenities | Air Conditioner, Ceiling 9 ft., Deck, Detectors Smoke, Vaulted Ceiling, Walkout Basement, Wall Unit-Built-In, 9 ft. Basement Ceiling |
| Parking | Tandem, Triple Garage Attached, See Remarks |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Oven-Built-In, Oven-Microwave, Refrigerator, Storage Shed, Stove-Countertop Electric, Washer, Window Coverings |
| Heating | Forced Air-2, In Floor Heat System, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Tile Surround |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stone, Stucco |
| Exterior Features | Backs Onto Park/Trees, Cul-De-Sac, Fenced, Landscaped, No Back Lane, Park/Reserve, Playground Nearby, Private Setting, Public Transportation, Ravine View, Schools, Shopping Nearby, Treed Lot, View Downtown, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Stucco |
| Foundation | Concrete Perimeter |

School Information

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|------------|-------------------------|
| Elementary | StMary/EarlBuxton |
| Middle | JosephMacneil/Riverbend |
| High | MMM/LillianOsborne |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 13th, 2025 |
| Days on Market | 69 |
| Zoning | Zone 14 |
| HOA Fees | 150 |
| HOA Fees Freq. | Annually |

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Listing information last updated on August 21st, 2025 at 9:17am MDT