

Courtesy Of Eddy A D'Ambrosio Of RE/MAX Elite

## **\$678,888 - 1237 Ainslie Way, Edmonton**

MLS® #E4426953

**\$678,888**

4 Bedroom, 3.50 Bathroom, 2,382 sqft  
Single Family on 0.00 Acres

Ambleside, Edmonton, AB

Stunning Jayman MasterBUILT home in the prestigious Ambleside community with FULLY FINISHED BASEMENT , 4 bedrooms, 3.5 bathrooms, Central A/C, and loaded with numerous upgrades and updates like the chef's kitchen, and stunning renovated ensuite! With over 3365 Sq Ft of living space developed, this extremely functional floorplan was designed with intention for those who love to cook, entertain, relax, and enjoy their home with family. Enormous windows and tall ceilings throughout this home give a feeling of grandness and luxury. The Chef's kitchen with Electrolux Built in Appliances, Granite Counters, Walk in Pantry, large central island, eating bar, and an abundance of cabinet space is a dream. Other main floor features like the gas fireplace in the great room, walk in closet in the mudroom, and patio door access to the rear deck are a nice bonus. Upstairs the bonus room is impressive with custom built library style shelves. 3 beds and 2 baths upstairs are above average sizes. A must see in Ambleside!

Built in 2010

### **Essential Information**

MLS® # E4426953

Price \$678,888



Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,382
Acres	0.00
Year Built	2010
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	1237 Ainslie Way
Area	Edmonton
Subdivision	Ambleside
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 0H9

### Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Smart/Program. Thermostat, Green Building, HRV System
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dryer, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Gas, Vacuum Systems, Washer, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Fenced, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Dr Margaret-Ann Armour K-9
Middle	Dr Margaret-Ann Armour K-9
High	Lillian Osbourne

### **Additional Information**

Date Listed	March 21st, 2025
Days on Market	20
Zoning	Zone 56
HOA Fees	100
HOA Fees Freq.	Annually

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