

## **\$528,900 - 1947 Westerra Lane, Stony Plain**

---

MLS® #E4428124

**\$528,900**

3 Bedroom, 2.50 Bathroom, 1,822 sqft

Single Family on 0.00 Acres

Westerra, Stony Plain, AB

This perfect 2-story FAMILY home in Westerra, offers 1822 sq ft of well-thought-out living space. It's designed to cater to all your needs with an OPEN CONCEPT kitchen, dining, & living area! The kitchen is equipped with sleek stainless-steel hood fan & appliances, timeless subway tile + a large WALK THROUGH pantry. Patio doors from the dining area open to a large fenced-in & FULLY landscaped yard, perfect for gatherings or just relaxing outdoors. Completing this level is a half bath. The upstairs greets you with a cozy family room, perfect for family movie night! The primary bedroom is complete with a walk-in closet & 5-piece ensuite. This floor has 2 additional spacious bedrooms, and a HUGE laundry room with a sink, making chores a breeze. There is A/C, a park WITH playground & skating rink just behind + an OVERSIZED garage with a man door not to mention the oversized parking pad! There is also a separate ENTRANCE to the basement! \$20K in fancy blinds!! Shows 10/10! Like BRAND NEW but BETTER!



Built in 2021

### **Essential Information**

MLS® #                      E4428124

Price                         \$528,900

Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,822
Acres	0.00
Year Built	2021
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	1947 Westerra Lane
Area	Stony Plain
Subdivision	Westerra
City	Stony Plain
County	ALBERTA
Province	AB
Postal Code	T7Z 0M9

### Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Detectors Smoke, Vinyl Windows
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Fenced, Flat Site, Landscaped, Playground Nearby, Schools, See Remarks

Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	March 27th, 2025
Days on Market	49
Zoning	Zone 91

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on May 15th, 2025 at 9:17pm MDT