

## \$735,000 - 8654 Sloane Court, Edmonton

MLS® #E4444267

**\$735,000**

5 Bedroom, 3.50 Bathroom, 2,111 sqft

Single Family on 0.00 Acres

South Terwillegar, Edmonton, AB

This stunning home offers a WALK OUT basement and spectacular picturesque views of the POND and PARK . Perfectly located on a quiet cul de sac in the highly sought after neighbourhood of South Terwillegar, this 2 storey family home is sure to impress. The main floor features a spacious floor plan with hardwood floors and large bright windows overlooking the pond. The kitchen offers stainless steel appliances, plenty of cabinets & counter space and a corner pantry. Cozy up in front of your gas fireplace, or work from home in your main floor office. The powder room & laundry area complete the main floor. Upstairs you will find 4 spacious bedrooms with the primary bedroom offering a spa like ensuite and walk in closet with custom shelves. Downstairs you will find an additional 2 bedrooms and 4 pc bathroom. The walk out basement will lead you to your private patio, hot tub, garden area or enjoy your fresh new sod! Additional features of this home include: central air conditioning and central vacuum.

Built in 2007

### Essential Information

MLS® # E4444267

Price \$735,000

Bedrooms 5



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,111
Acres	0.00
Year Built	2007
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	8654 Sloane Court
Area	Edmonton
Subdivision	South Terwillegar
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 0K9

### Amenities

Amenities	Air Conditioner, Deck, Hot Tub, No Smoking Home, Walkout Basement, Wet Bar, Natural Gas BBQ Hookup, Natural Gas Stove Hookup
Parking	Double Garage Attached
Is Waterfront	Yes

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Garburator, Microwave Hood Fan, Refrigerator, Stove-Gas, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Backs Onto Lake, Fenced, Landscaped, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

### School Information

Elementary	Ester Starkman
Middle	Ester Starkman
High	Lillian Osborne

### Additional Information

Date Listed	June 25th, 2025
Days on Market	13
Zoning	Zone 14

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