

## \$650,000 - 280 Westridge Road, Edmonton

MLS® #E4438497

### \$650,000

3 Bedroom, 2.50 Bathroom, 1,817 sqft

Single Family on 0.00 Acres

Westridge (Edmonton), Edmonton, AB

LOVELY 3 BDRM 1 1/2 STORY IN WESTRIDGE. Walk right in to a large Foyer, and large Living room, country style kitchen WITH LOTS OF CUPBOARDS. Open Family WITH SLIDING DOORS TO LARGE DECK(COVERED). Upstairs you have the main bedroom with ensuite and 2 bedrooms. Basement is unfinished awaiting your final touches. Convenient location, must see!

Built in 1975

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4438497               |
| Price          | \$650,000              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,817                  |
| Acres          | 0.00                   |
| Year Built     | 1975                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 1 and Half Storey      |
| Status         | Active                 |

### Community Information

Address 280 Westridge Road



|             |                      |
|-------------|----------------------|
| Area        | Edmonton             |
| Subdivision | Westridge (Edmonton) |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5T 1C3              |

### **Amenities**

|           |                             |
|-----------|-----------------------------|
| Amenities | Deck, Hot Water Natural Gas |
| Parking   | Double Garage Attached      |

### **Interior**

|                   |                                                                  |
|-------------------|------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                 |
| Appliances        | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                        |
| Stories           | 2                                                                |
| Has Basement      | Yes                                                              |
| Basement          | Full, Unfinished                                                 |

### **Exterior**

|                   |                             |
|-------------------|-----------------------------|
| Exterior          | Wood, Vinyl                 |
| Exterior Features | Treed Lot, Partially Fenced |
| Roof              | Asphalt Shingles            |
| Construction      | Wood, Vinyl                 |
| Foundation        | Concrete Perimeter          |

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 26th, 2025 |
| Days on Market | 67             |
| Zoning         | Zone 22        |

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Listing information last updated on August 1st, 2025 at 8:02am MDT