

# **\$1,185,000 - 1516 Adamson View View, Edmonton**

MLS® #E4425905

**\$1,185,000**

6 Bedroom, 3.50 Bathroom, 3,121 sqft

Single Family on 0.00 Acres

Allard, Edmonton, AB

**\*IMMACULATE WALK-OUT CUSTOM HOME BACKING ONTO A POND IN ALLARD\*\*7 Key Features**

- 1.SPACIOUS LIVING\_OVER 4,600 sqft of LivingSpace w 6 Beds & 4 Baths plus a TRIPLE Garage with IN-FLOOR HEATING, Nestled in a quiet CUL-DE-SAC
- 2.BRIGHT & OPEN Concept: 17' CEILINGS, Upgraded Lighting fixtures, and MASSIVE WINDOWS w UNOBSTRUCTED POND VIEW (NO Walking Trail at Back)
3. Chef's Kitchen: GAS Stove, EXTENDED ISLAND, Custom Cabinetry, and an L-SHAPED WALK THROUGH PANTRY for Extra Storage
4. Luxury Upper Floor: OVERSIZED Master bedroom w FRENCH DOORS, Walk-in Closet, and a Spa-Like Ensuite w a CORNER TUB & Shower. Two more Bedrooms also feature WALK-IN CLOSETS, Plus DOUBLE-SINK MAIN BATH.
5. \*NO CARPET! Hardwood & Tile flooring Throughout, plus a Beautifully crafted HARDWOOD STAIRCASE w spindle railing.
- 6.WALK-OUT BASEMENT\_2 more Bedrooms,a Full bath, a HUGE Family Room w a Wet bar
- 7.Premium Upgrades : Air Con, Water Softener, Crown Moldings, IN FLOOR HEATING & METICULOUSLY Maintained Backyard w Firepit

**\*MOVE IN READY!\***

Built in 2010

## **Essential Information**



MLS® #	E4425905
Price	\$1,185,000
Bedrooms	6
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	3,121
Acres	0.00
Year Built	2010
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	1516 Adamson View View
Area	Edmonton
Subdivision	Allard
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 0V4

### **Amenities**

Amenities	Air Conditioner, Deck, Walkout Basement
Parking	Triple Garage Attached
Is Waterfront	Yes

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Gas, Washer, Water Softener, Window Coverings
Heating	Forced Air-1, In Floor Heat System, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stone, Stucco
Exterior Features	Backs Onto Lake, Backs Onto Park/Trees, Cul-De-Sac, Landscaped, No Through Road, Playground Nearby, Public Transportation, Schools, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stone, Stucco
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	March 15th, 2025
Days on Market	36
Zoning	Zone 55

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 April 19th, 2025 at 11:47pm MDT