

## \$1,750,000 - 10934 131 Street, Edmonton

MLS® #E4432166

**\$1,750,000**

5 Bedroom, 4.50 Bathroom, 2,652 sqft

Single Family on 0.00 Acres

Westmount, Edmonton, AB

Westmount historical charm & modern elegance in this in this 2020 home-built by Veneto Homes. This beautiful home has 3978sqft of finished living space - 4 beds, 3.5 baths, beautifully finished throughout â€” all located on a 6723sqft landscaped lot with a TRIPLE Heated Detached Garage & Suite (1Bed/1bath/laundry - 590SQFT GARAGE SUITE)! Step inside & you will fall in love with the show home feeling â€” from the foyer to the formal living room with fireplace to the dining room â€” the bright & airy feeling flows throughout. The heart of the home â€” the luxury chefâ€™s kitchen is perfect for large family dinners. The home office, mud room & powder room completes the main floor. Upstairs the primary bedroom is perfectly finished with a luxurious ensuite & dressing room. Beds #2 & #3 are both a great size, 4-piece bath & laundry complete this level. The basement includes the family room, 4th bed, 4-piece bath & fitness area. Perfectly located â€” close to downtown, 124th St shopping & restaurants!

Built in 2020

### Essential Information

MLS® # E4432166

Price \$1,750,000



Bedrooms	5
Bathrooms	4.50
Full Baths	4
Half Baths	1
Square Footage	2,652
Acres	0.00
Year Built	2020
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	10934 131 Street
Area	Edmonton
Subdivision	Westmount
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5M 1B4

### Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Deck, Detectors Smoke, Fire Pit, Guest Suite, Wet Bar, See Remarks, Infill Property, HRV System, 9 ft. Basement Ceiling
Parking Spaces	5
Parking	Over Sized, Triple Garage Detached, See Remarks

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Washer, Oven Built-In-Two, Stove-Countertop Inductn
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Hardie Board Siding
Exterior Features	Back Lane, Fenced, Flat Site, Landscaped, Low Maintenance Landscape, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Hardie Board Siding
Foundation	Concrete Perimeter

### **School Information**

Elementary	Westglen School
Middle	Westmount School
High	Ross Sheppard School

### **Additional Information**

Date Listed	April 23rd, 2025
Days on Market	47
Zoning	Zone 07

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Listing information last updated on June 9th, 2025 at 3:02pm MDT