

Courtesy Of Tristan Boire Of Park Realty

\$649,900 - 931 Stillwater Boulevard, Edmonton

MLS® #E4434955

\$649,900

4 Bedroom, 2.50 Bathroom, 2,283 sqft

Single Family on 0.00 Acres

Stillwater, Edmonton, AB

Over \$110,000 in LUXURY builder UPGRADES â€” this isnâ€™t just a home, itâ€™s a designer-crafted sanctuary backing protected forest and pond views. Nearly 2,300 sq ft of thoughtfully elevated living space offers 4 spacious bedrooms, refined finishes, and seamless indoor-outdoor flow. Inside, youâ€™ll find herringbone-pattern luxury flooring, quartz surfaces, designer lighting, and a full suite of premium WiFi enabled stainless appliancesâ€”including a gas cooktop and built-in oven. Expansive windows fill the home with natural light, while the custom built deck overlooks tranquil Environmental reserve with a beautiful walking trail and pond. The upper level features 4 bedrooms, laundry, and a full basement below, ready for your vision. Final grade is completeâ€”just landscape and enjoy. Central A/C and smart layout complete the package. Set in Stillwater, one of West Edmontonâ€™s most desirable new communities, with walking trails, parks, and quick access to the Henday. Quick commute to West Edmonton Mall & the Airport.

Built in 2022

Essential Information

MLS® # E4434955

Price \$649,900



Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,283
Acres	0.00
Year Built	2022
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	931 Stillwater Boulevard
Area	Edmonton
Subdivision	Stillwater
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 1M7

Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Deck, No Animal Home, No Smoking Home
Parking	Double Garage Attached, Insulated

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Oven-Microwave, Refrigerator, Stove-Gas, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
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Exterior Features	Airport Nearby, Backs Onto Lake, Backs Onto Park/Trees, Environmental Reserve, Partially Landscaped, Playground Nearby, Partially Fenced
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 7th, 2025
Days on Market	34
Zoning	Zone 57
HOA Fees	420
HOA Fees Freq.	Annually

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Listing information last updated on June 10th, 2025 at 4:17pm MDT