

## **\$775,000 - 5441 Allbright Square, Edmonton**

MLS® #E4428995

**\$775,000**

4 Bedroom, 3.50 Bathroom, 2,259 sqft

Single Family on 0.00 Acres

Allard, Edmonton, AB

Discover LUXURY living in this stunning 4 bedroom, 3.5 bathroom single family home BACKING ONTO THE LAKE for unparalleled views and tranquility in the heart of Allard. This gorgeous home offers an elegant OPEN-CONCEPT design for perfect modern living! Large windows bathe the main floor with NATURAL LIGHT, High 9' CEILINGS throughout and a hot deck for those BBQ summer days. The GREAT ROOM overlooks the beautiful GOURMET kitchen with QUARTZ countertops, EXPANSIVE ISLAND, wall mounted Hood Fan and an INDUCTION STOVE TOP. Upstairs you'll find the Primary bedroom retreat that overlooks the lake and features a LARGE SOAKER TUB, spacious ensuite, double vanity and large walk-in closet with CALIFORNIA CLOSET organizers including the other 2 bedrooms. HUGE BONUS ROOM & TECH ROOM ideal for work or play. The FULLY FINISHED WALK-OUT basement is perfect for EXTRA living space or entertaining. A PRIME location, Double Attached Garage and UPGRADES GALORE!

Built in 2017

### **Essential Information**

MLS® # E4428995

Price \$775,000



Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,259
Acres	0.00
Year Built	2017
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	5441 Allbright Square
Area	Edmonton
Subdivision	Allard
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 3H7

### Amenities

Amenities	Ceiling 9 ft., Closet Organizers, Detectors Smoke, Exterior Walls- 2"x6", No Animal Home, No Smoking Home, Vinyl Windows, Walkout Basement, HRV System, 9 ft. Basement Ceiling
Parking Spaces	4
Parking	Double 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, Washer, Window Coverings, Wine/Beverage Cooler, Stove-Induction
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Backs Onto Lake, Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, View Lake
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### School Information

Elementary	Dr. Lila Fahlman
Middle	Dr. Lila Fahlman
High	Dr. Anne Anderson

### Additional Information

Date Listed	April 4th, 2025
Days on Market	104
Zoning	Zone 55
HOA Fees	141.75
HOA Fees Freq.	Annually

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Listing information last updated on July 16th, 2025 at 9:47pm MDT