

# \$3,200,000 - 10223 130 Street, Edmonton

MLS® #E4448820

**\$3,200,000**

5 Bedroom, 5.50 Bathroom, 3,541 sqft  
Single Family on 0.00 Acres

Glenora, Edmonton, AB

An extraordinary opportunity in the heart of Old Glenora. Welcome to 10223 130 St. Currently under construction and set for completion in late Fall 2026, this luxury home offers 3,543 sq. ft. above grade + 1,675 sq. ft. below grade, nestled within the exclusive Carruthers Caveat. Designed with 5 bedrooms, 5 bathrooms, a grand great room, formal dining, private office, and chef's kitchen with premium appliances and walk-in pantry. The fully finished basement features a theatre room, gym, wet bar, and guest suite. Soaring ceilings, triple-pane windows, and curated finishes throughout. The 36x26 triple rear-attached garage connects through a breezeway for both function and style. Just steps from the ravine, top-rated schools, and minutes to downtown.

Built in 2025

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | E4448820    |
| Price          | \$3,200,000 |
| Bedrooms       | 5           |
| Bathrooms      | 5.50        |
| Full Baths     | 5           |
| Half Baths     | 1           |
| Square Footage | 3,541       |
| Acres          | 0.00        |



|            |                        |
|------------|------------------------|
| Year Built | 2025                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 10223 130 Street |
| Area        | Edmonton         |
| Subdivision | Glenora          |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5N 1X4          |

### Amenities

|           |                                                    |
|-----------|----------------------------------------------------|
| Amenities | Air Conditioner, Ceiling 10 ft., Closet Organizers |
| Parking   | Triple Garage Attached                             |

### Interior

|                   |                                                                                                                             |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                            |
| Appliances        | Dryer, Hood Fan, Refrigerator, Washer, Water Distiller, Water Softener, Wine/Beverage Cooler, Dishwasher-Two, Garage Heater |
| Heating           | Forced Air-2, Natural Gas                                                                                                   |
| Stories           | 3                                                                                                                           |
| Has Basement      | Yes                                                                                                                         |
| Basement          | Full, Finished                                                                                                              |

### Exterior

|                   |                                      |
|-------------------|--------------------------------------|
| Exterior          | Wood, Stone, Hardie Board Siding     |
| Exterior Features | Landscaped, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                     |
| Construction      | Wood, Stone, Hardie Board Siding     |
| Foundation        | Concrete Perimeter                   |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 20th, 2025 |
| Days on Market | 36              |
| Zoning         | Zone 11         |

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Listing information last updated on August 25th, 2025 at 10:18am MDT