

\$1,780,000 - 23 Westbrook Dr Nw, Edmonton

MLS® #E4452530

\$1,780,000

6 Bedroom, 4.00 Bathroom, 3,854 sqft
Single Family on 0.52 Acres

Westbrook Estate, Edmonton, Alberta

Westbrook Estates, magnificent 1/2+ acre estate property with 1970 original home & 1980's add-ons. Situated on a quiet enclave uniquely fronts north to a serene 2-acre park with no neighbours directly in front or behind. The south facing back yard opens to nature with walking/ bike trails along the utility corridor just steps from Whitemud Creek Ravine. An exceptional opportunity to design & build your dream estate home on this fully developable lot with 100' frontage by 200' deep & 130' across the rear!! Existing home has value if for an extensive renovation likely requiring paring back to the studs. Rear of the home has an attached indoor 20' x 40'-foot swimming pool with up to 25' high vaulted ceiling. This amenity has long been unused / decommissioned and awaits restoration or demolition. The oversized 4 car garage would be perfect to build over top. The Derrick Golf & Winter Club, Snow Valley Ski Hill, the U of A and some of the top schools are only minutes away from this prestigious neighbourhood. (id:6289)

Built in 1970

Essential Information

Listings #	E4452530
Price	\$1,780,000
Bedrooms	6
Bathrooms	4.00



Half Baths	1
Square Footage	3,854
Acres	0.52
Year Built	1970
Type	Single Family
Sub-Type	Freehold

Community Information

Address	23 Westbrook Dr Nw
Subdivision	Westbrook Estate
City	Edmonton
Province	Alberta
Postal Code	T6J2C8

Amenities

Amenities	Park, Golf Course, Public Transit, Schools, Shopping, Ski hill
Features	Private setting, Treed, Park/reserve
Parking	Attached Garage
# of Garages	1
Has Pool	Yes
Pool	Indoor pool

Interior

Appliances	Dishwasher, Dryer, Garage door opener remote(s), Garage door opener, Hood Fan, Refrigerator, Stove, Central Vacuum, Washer, Window Coverings
Heating	Forced air
Fireplace	Yes
Fireplaces	Gas
# of Stories	2
Has Basement	Yes

Listing Details

Listing Office	Century 21 Masters
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