

# \$799,900 - 939 Haliburton Rd Nw, Edmonton

MLS® #E4457364

## \$799,900

4 Bedroom, 3.00 Bathroom, 1,715 sqft

Single Family on 0.14 Acres

Haddow, Edmonton, Alberta

Located in College Woods, this fully finished home offers over 3,000 sq.ft. of living space with thoughtful upgrades throughout. The front veranda welcomes you & hardwood leads past formal dining room into the open concept kitchen with island & breakfast bar, granite counters, pantry, SS appliances, & breakfast nook overlooking the maintenance-free deck & sunny south-facing backyard. You will enjoy the natural light while sitting in the great room with gas fireplace. Enjoy the beautiful backyard view also from your primary bedroom with walk-in closet & 4-pc ensuite. Spacious second bedroom, & full bath, plus laundry complete the main floor. The lower level is perfect for entertaining: wet bar, family/TV room, games area with pool table, two additional bedrooms, & full bath. Enjoy 9 ft ceilings on both levels, abundance of natural light, A/C & in-floor heat, & U/G sprinklers, aggregate driveway. The fully finished double garage has a rubber floor. Quiet location close to trails, parks, & all amenities. (id:6289)

Built in 2003

## Essential Information

|                |           |
|----------------|-----------|
| Listing #      | E4457364  |
| Price          | \$799,900 |
| Bedrooms       | 4         |
| Bathrooms      | 3.00      |
| Square Footage | 1,715     |



|            |               |
|------------|---------------|
| Acres      | 0.14          |
| Year Built | 2003          |
| Type       | Single Family |
| Sub-Type   | Freehold      |
| Style      | Bungalow      |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 939 Haliburton Rd Nw |
| Subdivision | Haddow               |
| City        | Edmonton             |
| Province    | Alberta              |
| Postal Code | T6R2Z6               |

### Amenities

|                |                                                                                          |
|----------------|------------------------------------------------------------------------------------------|
| Amenities      | Golf Course, Playground, Public Transit, Schools, Shopping, Ceiling - 9ft, Vinyl Windows |
| Features       | Flat site, Wet bar, Closet Organizers, No Animal Home, No Smoking Home                   |
| Parking Spaces | 4                                                                                        |
| Parking        | Attached Garage                                                                          |
| # of Garages   | 1                                                                                        |

### Interior

|              |                                                                                                                                                                                          |
|--------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher, Dryer, Garage door opener remote(s), Garage door opener, Garburator, Microwave Range Hood Combo, Refrigerator, Storage Shed, Stove, Central Vacuum, Washer, Window Coverings |
| Heating      | Forced air                                                                                                                                                                               |
| Cooling      | Central air conditioning                                                                                                                                                                 |
| Fireplace    | Yes                                                                                                                                                                                      |
| Fireplaces   | Gas                                                                                                                                                                                      |
| # of Stories | 1                                                                                                                                                                                        |
| Has Basement | Yes                                                                                                                                                                                      |

### Listing Details

|                |                   |
|----------------|-------------------|
| Listing Office | RE/MAX Excellence |
|----------------|-------------------|



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Listing information last updated on October 26th, 2025 at 5:31pm PDT