

Courtesy Of David Lofthaug Of Bode

# \$587,895 - 2367 Egret Way, Edmonton

MLS® #E4459258

**\$587,895**

3 Bedroom, 2.50 Bathroom, 2,148 sqft  
Single Family on 0.00 Acres

Edgemont (Edmonton), Edmonton, AB

Welcome to the ELENA H model by Bedrock Homes—a modern 3-bedroom, 2.5-bathroom front drive home offering ~2100 sq ft of stylish, functional space in the desirable community of Weston at Edgemont! This thoughtfully designed home features an open-concept main floor with a cozy 50" LED electric fireplace, luxury vinyl plank flooring, a gourmet kitchen with 41" upper cabinets and a massive island with quartz countertops. Upstairs, discover a central bonus room, second-floor laundry connecting to your primary bedroom with dual sinks and stand-up shower. Built for convenience, this smart home includes a Smart Home Hub, EcoBee thermostat, video doorbell, and Weiser Wi-Fi smart keyless lock. This move-in-ready home is perfect for families looking for a blend of comfort and cutting-edge technology in a great neighborhood with easy access to the Henday and amenities. SIDE ENTRY & 9ft basement ceiling for potential future development!

Built in 2024

## Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4459258  |
| Price     | \$587,895 |
| Bedrooms  | 3         |
| Bathrooms | 2.50      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,148                  |
| Acres          | 0.00                   |
| Year Built     | 2024                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 2367 Egret Way      |
| Area        | Edmonton            |
| Subdivision | Edgemont (Edmonton) |
| City        | Edmonton            |
| County      | ALBERTA             |
| Province    | AB                  |
| Postal Code | T6M 3G8             |

### Amenities

|                |                                                                         |
|----------------|-------------------------------------------------------------------------|
| Amenities      | No Animal Home, No Smoking Home, Smart/Program. Thermostat, See Remarks |
| Parking Spaces | 4                                                                       |
| Parking        | Double Garage Attached                                                  |

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Appliances        | None                      |
| Heating           | Forced Air-1, Natural Gas |
| Fireplace         | Yes                       |
| Fireplaces        | Insert                    |
| Stories           | 2                         |
| Has Basement      | Yes                       |
| Basement          | Full, Unfinished          |

### Exterior

|                   |                                  |
|-------------------|----------------------------------|
| Exterior          | Wood, Fiber Cement, Stone, Vinyl |
| Exterior Features | Park/Reserve, Schools            |
| Roof              | Asphalt Shingles                 |

|              |                                  |
|--------------|----------------------------------|
| Construction | Wood, Fiber Cement, Stone, Vinyl |
| Foundation   | Concrete Perimeter               |

**Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 24th, 2025 |
| Days on Market | 42                   |
| Zoning         | Zone 57              |

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Listing information last updated on November 5th, 2025 at 1:02am MST