# \$789,800 - 808 Elderberry Court Nw, Edmonton

MLS® #E4437071

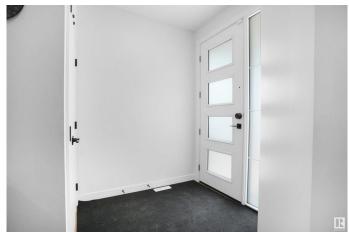
## \$789.800

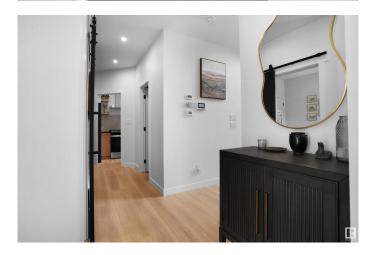
5 Bedroom, 4.00 Bathroom, 2,400 sqft Single Family on 0.00 Acres

Edgemont (Edmonton), Edmonton, AB

BRAND NEW "IVY II" LUXURY HOME built by custom builders Happy Planet Homes sitting on 26 pocket wide PIE SHAPE LOT offers 2 MASTER BEDROOMS, 2 SECONDARY BEDROOMS UPSTAIRS AND MAIN FLOOR BEDROOM & FULL BATH is now available in the beautiful community of WOODHAVEN **EDGEMONT with PLATINUM LUXURIOUS** FINISHINGS Upon entrance you will find a BEDROOM WITH A HUGE WINDOW enclosed by a Barn Door, FULL BATH ON THE MAIN FLOOR. Spacious Mud Room leads to wide garage. SPICE KITCHEN with SIDE WINDOW. TIMELESS CONTEMPORARY CUSTOM KITCHEN designed with two tone cabinets are soul of the house with huge centre island BOASTING LUXURY. Huge OPEN TO BELOW living room, A CUSTOM FIREPLACE FEATURE WALL and a DINING NOOK finished main floor. Upstairs you'll find a HUGE BONUS ROOM opening the entire living area along 2 MASTER BEDROOMS AND 2 SECONDARY **BEDROOMS TOTALLING 5 BEDROOMS** AND 4 FULL BATH IN THIS AMAZING HOME.\* Photos from similar spec, Actual house is under construction. Interior finishes can be reselected by the homeowner.







Built in 2025

#### **Essential Information**

MLS® # E4437071 Price \$789,800

Bedrooms 5 Bathrooms 4.00

Full Baths 4

Square Footage 2,400 Acres 0.00 Year Built 2025

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

## **Community Information**

Address 808 Elderberry Court Nw

Area Edmonton

Subdivision Edgemont (Edmonton)

City Edmonton
County ALBERTA

Province AB

Postal Code T5T 5M8

## **Amenities**

Amenities No Animal Home, No Smoking Home, See Remarks

Parking Double Garage Attached

### Interior

Interior Features ensuite bathroom

Appliances See Remarks

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Playground Nearby, Public Transportation, Schools, Shopping Nearby,

See Remarks

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

## **Additional Information**

Date Listed May 16th, 2025

Days on Market 98

Zoning Zone 57 HOA Fees Freq. Annually

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 22nd, 2025 at 1:02am MDT