

\$663,000 - 8803 183 Avenue, Edmonton

MLS® #E4446189

\$663,000

5 Bedroom, 3.00 Bathroom, 2,244 sqft
Single Family on 0.00 Acres

Klarvatten, Edmonton, AB

Active Homes proudly presents this BRAND NEW custom 2 storey in College Woods! Main floor features open concept design, open-to-below ceilings, UPGRADE TILE PACKAGE MAIN FLOOR, bedroom, full 3pc bath, LARGE kitchen w/extended cabinetry, full butler’s pantry/second kitchen. NEW SS APPLIANCES, rear mudroom with built-in shelving & separate side entrance – ideal for future suite potential! Upstairs offers 4 SPACIOUS BEDROOMS plus bonus room!! Huge primary suite with feature wall, luxurious 5pc spa-like ensuite with soaker tub, double sinks tiled shower & BIG walk-in closet. 3 additional bedrooms, full bath & convenient laundry complete the upper floor. All levels boasting 9Ft ceilings w/ 8ft doors. Located in an excellent family-friendly community close to schools, parks, shopping & all major amenities. This stunning brand new home combines style, function & location. Move in and enjoy your dream home today!

Built in 2025

Essential Information

| | |
|-----------|-----------|
| MLS® # | E4446189 |
| Price | \$663,000 |
| Bedrooms | 5 |
| Bathrooms | 3.00 |



| | |
|----------------|------------------------|
| Full Baths | 3 |
| Square Footage | 2,244 |
| Acres | 0.00 |
| Year Built | 2025 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 8803 183 Avenue |
| Area | Edmonton |
| Subdivision | Klarvatten |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5Z 2K6 |

Amenities

| | |
|-----------|----------------------------|
| Amenities | Ceiling 9 ft., See Remarks |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Electric, Stove-Gas, Washer |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | See Remarks |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stone, Vinyl |
| Exterior Features | Golf Nearby, Picnic Area, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, See Remarks |
| Roof | Asphalt Shingles |

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

Additional Information

| | |
|----------------|----------------|
| Date Listed | July 6th, 2025 |
| Days on Market | 1 |
| Zoning | Zone 28 |

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 July 7th, 2025 at 7:32am MDT