

\$439,000 - 17629 7a Avenue, Edmonton

MLS® #E4459594

\$439,000

3 Bedroom, 2.50 Bathroom, 1,495 sqft
Single Family on 0.00 Acres

Windermere, Edmonton, AB

Welcome to this beautiful half duplex located in the highly desirable community of Langdale in Windermere. This beautiful home offers a SOUTH-FACING Backyard that backs onto a peaceful Walking Path, allowing for abundant natural light and sunshine throughout the day. Inside, you'll find a bright, open concept living room and kitchen, ideal for both everyday living and entertaining. The well-designed layout includes 3 spacious bedrooms, 2.5 bathrooms, and a fully finished basement—providing ample space for the whole family. Just a short 2-minute walk to a nearby playground and scenic walking trails, and only minutes from the Currents of Windermere Shopping Centre, this move-in ready home combines comfort, convenience, and an unbeatable location!

Built in 2014

Essential Information

MLS® #	E4459594
Price	\$439,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,495
Acres	0.00



Year Built	2014
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	17629 7a Avenue
Area	Edmonton
Subdivision	Windermere
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 2W1

Amenities

Amenities	No Animal Home, No Smoking Home
Parking	Single Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Gas, Washer
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Fruit Trees/Shrubs, Landscaped, Playground Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	CONSTABLE DANIEL WOODALL
Middle	RIVERBEND SCHOOL

High LILLIAN OSBORNE SCHOOL

Additional Information

Date Listed September 26th, 2025

Days on Market 10

Zoning Zone 56

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 October 6th, 2025 at 7:32pm MDT