

## \$1,875,000 - 8907 Saskatchewan Drive, Edmonton

MLS® #E4455174

**\$1,875,000**

3 Bedroom, 3.50 Bathroom, 1,601 sqft

Single Family on 0.00 Acres

Windsor Park (Edmonton), Edmonton, AB

Exquisite Bungalow in Prestigious Windsor Park offering over 2,600 sq. ft. of refined living space across two levels, blending elegance with modern comfort. A striking wall of windows illuminates the living room, where a gas fireplace & hardwood floors create an inviting ambiance. The space flows seamlessly into the dining area overlooking lush greenery. The kitchen offers custom appliances, granite countertops, & views of the beautifully landscaped backyard. The serene primary suite features a massive walk-in closet with custom organizers & a 5-piece ensuite. The fully developed lower level boasts in-floor heating, a second kitchen, family room with theatre screen, two bedrooms, & two full baths—perfect for entertaining or extended family. Outdoors, enjoy concrete planters, ambient lighting, sprinklers, & two heated double garages. Ideally located near the U of A, River Valley trails, & downtown, on an expansive private lot (93.2 frontage x 169.6 ft), guaranteeing privacy.

Built in 1953

### Essential Information

|          |             |
|----------|-------------|
| MLS® #   | E4455174    |
| Price    | \$1,875,000 |
| Bedrooms | 3           |



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,601                  |
| Acres          | 0.00                   |
| Year Built     | 1953                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 8907 Saskatchewan Drive |
| Area        | Edmonton                |
| Subdivision | Windsor Park (Edmonton) |
| City        | Edmonton                |
| County      | ALBERTA                 |
| Province    | AB                      |
| Postal Code | T6G 2B1                 |

### Amenities

|                |                                                         |
|----------------|---------------------------------------------------------|
| Amenities      | Air Conditioner, Closet Organizers, Deck, Vinyl Windows |
| Parking Spaces | 4                                                       |
| Parking        | Double Garage Attached, Double Garage Detached          |

### Interior

|                   |                                                                                                                                                                                                          |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                         |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Freezer, Garage Opener, Oven-Built-In, Oven-Microwave, Stove-Countertop Gas, Wine/Beverage Cooler, See Remarks, Dryer-Two, Refrigerators-Two, Washers-Two |
| Heating           | Forced Air-1, In Floor Heat System, Natural Gas                                                                                                                                                          |
| Fireplace         | Yes                                                                                                                                                                                                      |
| Fireplaces        | Mantel                                                                                                                                                                                                   |
| Stories           | 2                                                                                                                                                                                                        |
| Has Basement      | Yes                                                                                                                                                                                                      |
| Basement          | Full, Finished                                                                                                                                                                                           |

### Exterior

|          |              |
|----------|--------------|
| Exterior | Wood, Stucco |
|----------|--------------|

|                   |                              |
|-------------------|------------------------------|
| Exterior Features | River Valley View, View City |
| Roof              | Metal                        |
| Construction      | Wood, Stucco                 |
| Foundation        | Concrete Perimeter           |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 27th, 2025 |
| Days on Market | 11                |
| Zoning         | Zone 15           |

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Listing information last updated on September 7th, 2025 at 1:02pm MDT