

## \$575,000 - 1712 Westerra Loop, Stony Plain

MLS® #E4434167

**\$575,000**

4 Bedroom, 3.50 Bathroom, 1,998 sqft

Single Family on 0.00 Acres

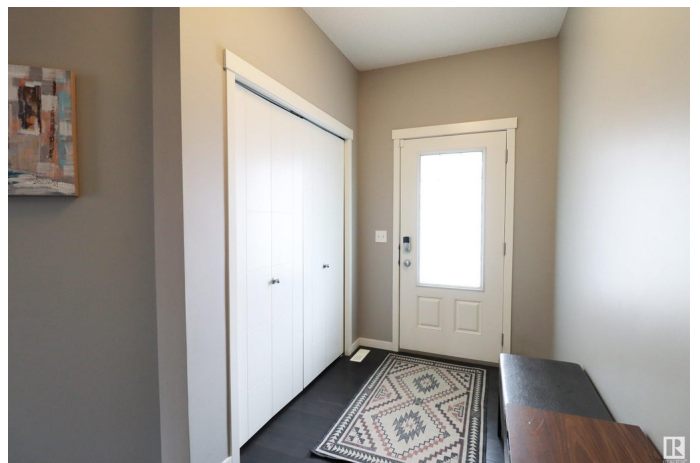
Westerra, Stony Plain, AB

This exceptionally well-maintained and Fully Finished 4 bedroom 3.5 bath home backs a park reserve in the family oriented Westerra Loop! Lots of space to grow both inside and out and within walking distance to schools, parks, and the Westerra Outdoor rink! This modern design features central air and an open kitchen, living, and dining space with garden door access to the rear deck and stamped patio. There's a walk-through pantry connecting the mudroom to the kitchen and the double garage is heated! Uptstairs is the private primary bedroom complete with well appointed ensuite and two separate walk-ins, bedrooms 2 and 3, the main bath, and the functional bonus room with views of the park! The professionally finished basement is also thoughtfully designed adding even more storage, the 4th bedroom, a full bath, and a wide open rec area or family room. Opportunity knocks!

Built in 2016

### Essential Information

MLS® #	E4434167
Price	\$575,000
Bedrooms	4
Bathrooms	3.50
Full Baths	3



Half Baths	1
Square Footage	1,998
Acres	0.00
Year Built	2016
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	1712 Westerra Loop
Area	Stony Plain
Subdivision	Westerra
City	Stony Plain
County	ALBERTA
Province	AB
Postal Code	T7Z 0K8

### **Amenities**

Amenities	Air Conditioner, Deck, Exterior Walls- 2"x6", Vinyl Windows, HRV System
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings, TV Wall Mount
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Fenced, Flat Site, Golf Nearby, Park/Reserve, Playground Nearby, Schools
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      May 2nd, 2025

Days on Market                7

Zoning                            Zone 91

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 May 9th, 2025 at 4:32pm MDT