

## \$465,000 - 13 Westerra Crest, Stony Plain

MLS® #E4431006

**\$465,000**

3 Bedroom, 3.00 Bathroom, 1,200 sqft

Single Family on 0.00 Acres

Westerra, Stony Plain, AB

Make this pristine, spacious, open concept bungalow with newly finished basement your new home. Situated on a massive pie shaped lot, located in a cul de sac with no rear neighbour and close to walking trails that run through the interior of Stony Plain. Just under 2200sqft of living space includes 3+1 bedrooms, 3 full baths and an attached double garage. Primary bedroom fits a king size bed plus dressers and has 4pce ensuite and W/I closet. Kitchen has new Bosch gas stove and refrigerator, corner pantry, coffee bar, centre island and ample kitchen cabinetry with pot drawers. Patio doors open to maintenance free decking that has gas hookup for bbq and patio. Cozy living room features hardwood flooring with the focal point being the gas fireplace and oak mantle. Basement has recently been finished to include a massive family room and bonus area for workout, games area, 3pce bath and a generous sized bedroom. Central A/C, Tankless HWT, and high efficiency furnace was added in 2016, HRV 2021.

Built in 2005

### Essential Information

MLS® # E4431006

Price \$465,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 1,200                  |
| Acres          | 0.00                   |
| Year Built     | 2005                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 13 Westerra Crest |
| Area        | Stony Plain       |
| Subdivision | Westerra          |
| City        | Stony Plain       |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T7Z 1X2           |

### Amenities

|                |   |
|----------------|---|
| Amenities      | Air Conditioner, Deck, Exterior Walls- 2"x6", Front Porch, Hot Water Tankless, No Animal Home, No Smoking Home, Vinyl Windows, HRV System, Natural Gas BBQ Hookup |
| Parking Spaces | 4   |
| Parking        | Double Garage Attached  |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Storage Shed, Stove-Gas, Washer, Window Coverings, Microwave Hood Fan-Two, TV Wall Mount |
| Heating           | Forced Air-1, Natural Gas  |
| Fireplace         | Yes  |
| Fireplaces        | Mantel, Oak Surround   |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Finished   |

**Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Cul-De-Sac, Fenced, Landscaped, No Back Lane, No Through Road, Paved Lane, Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |
| Foundation        | Concrete Perimeter   |

**School Information**

|            |                           |
|------------|---------------------------|
| Elementary | High Park                 |
| Middle     | High Park                 |
| High       | Stony Plain Memorial High |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 15th, 2025 |
| Days on Market | 4                |
| Zoning         | Zone 91          |

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Listing information last updated on April 19th, 2025 at 10:32am MDT