

# **\$524,999 - 266 Charlesworth Drive, Edmonton**

MLS® #E4436579

**\$524,999**

3 Bedroom, 2.50 Bathroom, 1,692 sqft

Single Family on 0.00 Acres

Charlesworth, Edmonton, AB

Stunning Former Show Home in The Hills at Charlesworth – Luxury Living at Its Finest! This magnificent single-family home, a former Bedrock Homes show home, is loaded with high-end upgrades and designed for modern comfort. The bright, open-concept main floor features a cozy Vapor fireplace, elegant wall art, and a gourmet kitchen with premium countertops, sleek cabinetry, and top-tier appliances. The adjacent dining area includes a built-in wine cellar and beverage cooler, perfect for entertaining. A convenient half bathroom completes the main level. Upstairs, you’ll find three generously sized bedrooms, including a spacious master suite with a walk-in closet and a luxurious ensuite. The upper-floor laundry adds practicality to daily living. Outside, the double detached insulated garage provides ample storage and protection from the elements. This home combines show-home quality with everyday living. Don’t miss this rare opportunity in a prime Edmonton location.

Built in 2019

## **Essential Information**

MLS® # E4436579

Price \$524,999

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,692
Acres	0.00
Year Built	2019
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	266 Charlesworth Drive
Area	Edmonton
Subdivision	Charlesworth
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 2P4

### **Amenities**

Amenities	Air Conditioner, Deck, No Animal Home, Smart/Program. Thermostat
Parking	Double Garage Detached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Gas, Washer, Window Coverings, Wine/Beverage Cooler
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped, Playground Nearby, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      May 15th, 2025  
Days on Market                36  
Zoning                              Zone 53  
HOA Fees                         200  
HOA Fees Freq.                Annually

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 June 20th, 2025 at 8:32am MDT