

## \$844,000 - 240 Tory Crescent, Edmonton

MLS® #E4441852

**\$844,000**

4 Bedroom, 3.50 Bathroom, 2,631 sqft

Single Family on 0.00 Acres

Terwillegar Towne, Edmonton, AB

Nestled on a coveted corner lot in the esteemed Terwillegar Gardens community, this residence offers unparalleled curb appeal and an abundance of natural light. The grand foyer welcomes you with soaring cathedral ceilings and a sweeping spiral staircase, inviting elegance throughout. Rich hardwood floors grace the main level, complimenting the open concept layout. The kitchen features built-in stainless steel appliances, black countertops, a spacious island. Adjacent, the expansive family room boasts a crazy fireplace and large windows framing views of meticulous backyard. Upstairs, master suite serves as private retreat with luxurious ensuite. Three additional bedrooms provide ample space for family or guests. The fully finished basement extends home's living space, with a versatile recreation room, bedroom, full bathroom and partial kitchen. Located within walking distance to top rated schools, parks and Terwillegar Rec center, this home combines luxury, functionality and an unbeatable location.

Built in 2001

### Essential Information

MLS® # E4441852

Price \$844,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,631                  |
| Acres          | 0.00                   |
| Year Built     | 2001                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### **Community Information**

|             |                   |
|-------------|-------------------|
| Address     | 240 Tory Crescent |
| Area        | Edmonton          |
| Subdivision | Terwillegar Towne |
| City        | Edmonton          |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T6R 3A5           |

### **Amenities**

|           |  |
|-----------|--|
| Amenities | See Remarks                                |
| Parking   | Double Garage Attached, Front Drive Access |

### **Interior**

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Appliances        | See Remarks               |
| Heating           | Forced Air-1, Natural Gas |
| Fireplace         | Yes                       |
| Fireplaces        | See Remarks               |
| Stories           | 3                         |
| Has Basement      | Yes                       |
| Basement          | Full, Finished            |

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stucco  |
| Exterior Features | Corner Lot, Fruit Trees/Shrubs, Landscaped, Playground Nearby, Schools, See Remarks |

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Stucco       |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 12th, 2025 |
| Days on Market | 62              |
| Zoning         | Zone 14         |
| HOA Fees       | 400             |
| HOA Fees Freq. | Annually        |

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Listing information last updated on August 13th, 2025 at 8:32pm MDT