

# \$850,000 - 2539 Orchards Way, Edmonton

MLS® #E4427515

**\$850,000**

6 Bedroom, 3.50 Bathroom, 2,679 sqft  
Single Family on 0.00 Acres

The Orchards At Ellerslie, Edmonton, AB

Welcome to this beautifully designed 2-story home in the highly sought-after Orchards, offering over 3,800 sq. ft. of total living space! Ideally located next to Jan Reimer Public K-9 and Divine Mercy Catholic K-6, this home provides unmatched convenience for families. Step inside to discover a spacious main floor featuring a large den/office, an open-concept kitchen with a huge island & a commercial-size fridge, & a bright, inviting living room with a cozy fireplace—perfect for relaxing or entertaining. Upstairs, the primary suite boasts a luxurious 5-piece ensuite, complemented by three additional generous bedrooms, a family bathrm, & a convenient upper-floor laundry. The professionally finished basement adds even more living space, offering two bedrooms, a full bath, and a large recreational room—ideal for extended family or guests. Outside, enjoy the huge composite deck with a peaceful side pond view, creating a serene outdoor retreat. Full access to the Orchards club house with various amenities.

Built in 2018

## Essential Information

MLS® #	E4427515
Price	\$850,000
Bedrooms	6



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,679
Acres	0.00
Year Built	2018
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	2539 Orchards Way
Area	Edmonton
Subdivision	The Orchards At Ellerslie
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 2E1

### Amenities

Amenities	Air Conditioner, Ceiling 9 ft., Closet Organizers, Deck
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Gas, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Cul-De-Sac, Fenced, No Back Lane, Playground Nearby, Public

	Transportation, Schools, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	March 26th, 2025
Days on Market	40
Zoning	Zone 53
HOA Fees	428.57
HOA Fees Freq.	Annually

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