

## \$810,000 - 17831 78 Street, Edmonton

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MLS® #E4456250

**\$810,000**

3 Bedroom, 3.50 Bathroom, 2,570 sqft

Single Family on 0.00 Acres

Crystallina Nera West, Edmonton, AB

STUNNING Two-Storey Walkout home! This 2,570 sq ft beauty backs onto Crystallina Lake and scenic walking trails, offering luxurious living with incredible views. The professionally landscaped backyard features a covered patio with a hot tub, perfect for year-round relaxation. Inside, enjoy gorgeous hardwood, 12x24 tile in entries, baths, and laundry, and a sleek gas fireplace anchoring the Great Room, Nook, and Gourmet Kitchen with black stainless appliances, quartz countertops, island, and corner pantry. A glass-panel staircase leads to a spacious Bonus Room, 3 Bedrooms, full bath, and upper laundry. The Primary Retreat includes a spa-inspired ensuite with soaker tub, oversized shower, double vanity, and a large walk-in closet. The finished walkout basement (all you have left to add is the flooring of your choice) offers bright windows, open rec space, and access to your backyard oasis. With 9'™ ceilings on all levels, an upper deck with lake views, and a double attached 24x21 garage.

Built in 2017

### Essential Information

MLS® # E4456250

Price \$810,000

Bedrooms 3



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,570                  |
| Acres          | 0.00                   |
| Year Built     | 2017                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 17831 78 Street       |
| Area        | Edmonton              |
| Subdivision | Crystallina Nera West |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T5Z 0L7               |

### Amenities

|                |                                          |
|----------------|------------------------------------------|
| Amenities      | Air Conditioner, Deck, Fire Pit, Hot Tub |
| Parking Spaces | 4                                        |
| Parking        | Double Garage Attached                   |

### Interior

|                   |                                                                                                                   |
|-------------------|-------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                  |
| Appliances        | Air Conditioning-Central, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Hot Tub |
| Heating           | Forced Air-1, Natural Gas                                                                                         |
| Fireplace         | Yes                                                                                                               |
| Fireplaces        | Mantel                                                                                                            |
| Stories           | 3                                                                                                                 |
| Has Basement      | Yes                                                                                                               |
| Basement          | Full, Finished                                                                                                    |

### Exterior

|                   |                                                                   |
|-------------------|-------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                       |
| Exterior Features | Fenced, Fruit Trees/Shrubs, Landscaped, Playground Nearby, Public |

|              |                                                     |
|--------------|-----------------------------------------------------|
|              | Transportation, Schools, Shopping Nearby, View Lake |
| Roof         | Asphalt Shingles                                    |
| Construction | Wood, Vinyl                                         |
| Foundation   | Concrete Perimeter                                  |

### **Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | September 5th, 2025 |
| Days on Market | 10                  |
| Zoning         | Zone 28             |

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Listing information last updated on September 15th, 2025 at 6:02pm MDT