

\$449,999 - 521 Paterson Way, Edmonton

MLS® #E4429826

\$449,999

4 Bedroom, 2.50 Bathroom, 1,332 sqft

Single Family on 0.00 Acres

Paisley, Edmonton, AB

This stylish home in the vibrant community of Paisley checks all the boxes for modern living. Step into an open-concept main floor with gorgeous vinyl plank flooring, upgraded appliances, and sleek QUARTZ countertops that elevate both form and function. The living room offers a cozy retreat with an elegant electric FIREPLACE, while SMART LIGHT SWITCHES throughout the home add a tech savvy touch fully compatible with devices like Alexa for ultimate convenience. Upstairs, you'll find three spacious bedrooms and an OVERSIZED LAUNDRY ROOM with built-in shelving, perfect for keeping life organized. The backyard is low-maintenance and built for entertaining, featuring a MASSIVE DECK that's ready for weekend gatherings or quiet evenings under the stars. A fully insulated and drywalled double car garage rounds out the package, offering extra comfort and storage. Enjoy nearby walking trails, a tranquil pond, top-rated schools, and quick access to shops, restaurants, and the airport—all just minutes away!!

Built in 2020

Essential Information

MLS® # E4429826

Price \$449,999



Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,332
Acres	0.00
Year Built	2020
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	521 Paterson Way
Area	Edmonton
Subdivision	Paisley
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 4E2

Amenities

Amenities	Off Street Parking, Ceiling 9 ft., Deck, Front Porch, HRV System
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, TV Wall Mount
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Landscaped, Playground Nearby, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Slab

School Information

Elementary	Garth Worthington K-9
Middle	Garth Worthington K-9
High	Dr. Anne Anderson10-12

Additional Information

Date Listed	April 9th, 2025
Days on Market	24
Zoning	Zone 55

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 May 3rd, 2025 at 6:02pm MDT