

\$530,000 - 1606 Westerra Avenue, Stony Plain

MLS® #E4460057

\$530,000

3 Bedroom, 2.50 Bathroom, 2,052 sqft

Single Family on 0.00 Acres

Westerra, Stony Plain, AB

Welcome to 1606 Westerra Avenue, this beautiful 2052 sqft 2-storey is in the newer part of Westerra in Stony Plain, close to playgrounds and the ODR! This air-conditioned home has 3 bedrooms and 2.5 bathrooms. On the main floor is a large entry with tiled floor, a 2p bathroom and the mudroom leading to the heated dbl attached garage. The kitchen has dark cabinets, granite counters, a corner pantry and a large island. With Open concept design to the dining space and living room with hardwood floors and gas fireplace. The garden doors lead to the large deck in the west facing backyard complete with a dog run. The upper floor has 3 bedrooms including the primary suite with space for a king bed, large walk-in closet, a 4p ensuite with soaker tub and separate shower. There is a large bonus room with vaulted ceiling, the main 4p bathroom and the laundry room upstairs. The basement is left unfinished for your creative design. Upgrades: Hot Water on Demand, New Shingles in 2023, Central VAC, Garage Heater & AC!

Built in 2012

Essential Information

MLS® # E4460057

Price \$530,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,052
Acres	0.00
Year Built	2012
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	1606 Westerra Avenue
Area	Stony Plain
Subdivision	Westerra
City	Stony Plain
County	ALBERTA
Province	AB
Postal Code	T7X 0H2

Amenities

Amenities	Air Conditioner, Deck, Dog Run-Fenced In, Hot Water Instant
Parking	Double Garage Attached, Front Drive Access, Heated, Insulated

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings, Garage Heater
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Golf Nearby, Landscaped, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 30th, 2025
Days on Market	24
Zoning	Zone 91

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 October 24th, 2025 at 4:02pm MDT