

## \$2,190,000 - 63 Fairway Drive, Edmonton

MLS® #E4434909

**\$2,190,000**

4 Bedroom, 4.50 Bathroom, 3,602 sqft

Single Family on 0.00 Acres

Westbrook Estate, Edmonton, AB

Extraordinary opportunity in Westbrook Estates! In 2009, this home was fully renovated adding over 1500 sqft including a 2nd storey. Backing directly onto the Derrick Golf Course, enjoy breathtaking south-facing views from the tiered stone patio and through expansive windows lining the golf course side of the home. Take in the stunning scenery from the grand living room, formal dining room, kitchen, and main floor primary bedroom. Gorgeous double-sided gas fireplace elegantly connects living & dining areas. Chef's kitchen impresses with 6-seat granite top island. With 2 primary bedrooms, a main floor luxury bedroom, walk-in closet & 5-pce ensuite and upper lavish primary suite, dual walk-in closets, spa-inspired 5-pce ensuite for any family to enjoy. Upper level also offers magnificent great room, & double-sized second bedroom with walk-in closet, 4-pce bathroom. The fully finished basement, never lived in, has a large bedroom, 3-pce bath, & huge recreation room.

Built in 1983

### Essential Information

MLS® #	E4434909
Price	\$2,190,000
Bedrooms	4



Bathrooms	4.50
Full Baths	4
Half Baths	1
Square Footage	3,602
Acres	0.00
Year Built	1983
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	63 Fairway Drive
Area	Edmonton
Subdivision	Westbrook Estate
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6J 2C2

### Amenities

Amenities	Air Conditioner, Barbecue-Built-In, Hot Water Natural Gas, Patio
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Fan-Ceiling, Oven-Built-In, Refrigerator, Stacked Washer/Dryer, Storage Shed, Washer, Window Coverings, Stove-Countertop Inductn
Heating	Forced Air-2, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Hardie Board Siding
Exterior Features	Golf Nearby, Landscaped, Schools
Roof	Asphalt Shingles
Construction	Wood, Hardie Board Siding

Foundation                      Concrete Perimeter

**School Information**

Elementary                      Westbrook Elementary  
Middle                              Vernon Barford JHS  
High                                 Harry Ainlay CHS

**Additional Information**

Date Listed                      May 7th, 2025  
Days on Market                41  
Zoning                              Zone 16

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