

\$544,500 - 2364 Ware Crescent, Edmonton

MLS® #E4457847

\$544,500

3 Bedroom, 2.50 Bathroom, 1,645 sqft

Single Family on 0.00 Acres

Windermere, Edmonton, AB

Welcome to this beautifully designed executive half duplex offering the perfect blend of style, comfort, and functionality. Step inside to discover a thoughtfully curated interior with high-end finishes including engineered hardwood flooring and sleek quartz countertops. The open-concept main floor boasts a modern kitchen with stainless steel appliances and a large island—perfect for entertaining or casual dining- with an oversized blanco granite sink. The living and dining areas are bright and airy, with large windows that bring in plenty of natural light. Upstairs, you'll find three generous bedrooms, including a luxurious primary suite with a walk-in closet and spa-inspired ensuite. Enjoy the outdoors with a large tiered deck & fully landscaped yard—a rare find for a duplex. Whether you're hosting a BBQ or simply relaxing, this private space offers endless possibilities. Additional highlights include Central A/C, low maintenance landscaping with irrigation, dog run & walkable location!



Built in 2015

Essential Information

MLS® #	E4457847
Price	\$544,500
Bedrooms	3

Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,645
Acres	0.00
Year Built	2015
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	2364 Ware Crescent
Area	Edmonton
Subdivision	Windermere
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 2W5

Amenities

Amenities	Air Conditioner, Deck, Dog Run-Fenced In
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings
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, Flat Site, Low Maintenance Landscape, Playground Nearby,

Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Constable Daniel Woodall
Middle	St John XXIII

Additional Information

Date Listed	September 15th, 2025
Days on Market	11
Zoning	Zone 56
HOA Fees	261
HOA Fees Freq.	Annually

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