

## \$549,998 - 1720 Westerra Wynd, Stony Plain

MLS® #E4421705

**\$549,998**

3 Bedroom, 2.50 Bathroom, 2,153 sqft

Single Family on 0.00 Acres

Westerra, Stony Plain, AB

Welcome to the "Columbia" built by the award winning Pacesetter homes and is located on a quiet street in the heart Westerra.

This unique property in Lake Westerra offers nearly 2200sq ft of living space. The main floor features a large front entrance which has a large flex room next to it which can be used a office if needed, as well as an open kitchen with quartz counters, and a large walkthrough pantry that is leads through to the mudroom and garage. Large windows allow natural light to pour in throughout the house. Upstairs you™ find 3 large bedrooms and a good sized bonus room. The unspoiled basement is perfect for future development. This is the perfect place to call home. Close to all amenities. \*\*\* Home is under construction and almost complete the photos being used are from the exact home recently built colors may vary, this home will be complete by the end of September 2025 \*\*\*

Built in 2025

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4421705  |
| Price      | \$549,998 |
| Bedrooms   | 3         |
| Bathrooms  | 2.50      |
| Full Baths | 2         |



|                |                        |
|----------------|------------------------|
| Half Baths     | 1                      |
| Square Footage | 2,153                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 1720 Westerra Wynd |
| Area        | Stony Plain        |
| Subdivision | Westerra           |
| City        | Stony Plain        |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T7Z 0M1            |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | See Remarks            |
| Parking   | Double Garage Attached |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom                           |
| Appliances        | Garage Control, Garage Opener, See Remarks |
| Heating           | Forced Air-1, Natural Gas                  |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Unfinished                           |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stone, Vinyl   |
| Exterior Features | Golf Nearby, Park/Reserve, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stone, Vinyl   |
| Foundation        | Concrete Perimeter   |

### Additional Information

Date Listed February 13th, 2025

Days on Market 67

Zoning Zone 91

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Listing information last updated on April 21st, 2025 at 3:32pm MDT