

## \$750,000 - 778 Ormsby, Edmonton

MLS® #E4453977

**\$750,000**

5 Bedroom, 3.50 Bathroom, 2,318 sqft

Single Family on 0.00 Acres

Ormsby Place, Edmonton, AB

**MAGAZINE WORTHY YARD & HOUSE TO MATCH!!!** Welcome to this immaculate, impressive & meticulously well-kept 2300+ sq ft fully finished 5 bedroom home w/ walk out basement. The spacious foyer w/ soaring ceiling leads to the dining room (or office), family room, then to the beautiful kitchen w/ heated floors, corner pantry, large island, & breakfast nook w/ door to deck & gazebo overlooking the spectacular picturesque pie lot. A desk area & 2 pc bath complete the main floor. Upstairs you'll find a sizeable primary bedroom w/ newer 4 pc ensuite & lg walk in closet, plus 3 additional bedrooms, a 4 pc bath & laundry room. Downstairs boasts a theatre room, family room w/ fireplace, bar, flex area, 3 pc bath & 5th bedroom all w/ heated floors! The walkout basement leads to the stamped concrete pad, pond, stepped vegetable garden, shed and 2 of the 3 gazebos. Additional features include air conditioning, triple garage, projection TV, HRV (replaced in 2021), newer 50 yr shingles (2019), and all in a quiet cul-de-sac!

Built in 1997

### Essential Information

MLS® # E4453977

Price \$750,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 5                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,318                  |
| Acres          | 0.00                   |
| Year Built     | 1997                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |              |
|-------------|--------------|
| Address     | 778 Ormsby   |
| Area        | Edmonton     |
| Subdivision | Ormsby Place |
| City        | Edmonton     |
| County      | ALBERTA      |
| Province    | AB           |
| Postal Code | T5T 6E5      |

### Amenities

|           |                                                            |
|-----------|------------------------------------------------------------|
| Amenities | Air Conditioner, Bar, Deck, Gazebo, No Smoking Home, Patio |
| Parking   | Triple Garage Attached                                     |

### Interior

|                   |                                                                                                                                                                                                                             |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                                            |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Fan-Ceiling, Freezer, Garage Control, Garage Opener, Hood Fan, Storage Shed, Stove-Electric, Vacuum Systems, Washer, Window Coverings, See Remarks, Refrigerators-Two |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                                                                   |
| Stories           | 3                                                                                                                                                                                                                           |
| Has Basement      | Yes                                                                                                                                                                                                                         |
| Basement          | Full, Finished                                                                                                                                                                                                              |

### Exterior

|                   |                                                                |
|-------------------|----------------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                             |
| Exterior Features | Backs Onto Park/Trees, Cul-De-Sac, Fenced, Fruit Trees/Shrubs, |

|              |                                                      |
|--------------|------------------------------------------------------|
|              | Hillside, Landscaped, Park/Reserve, Vegetable Garden |
| Roof         | Asphalt Shingles                                     |
| Construction | Wood, Brick, Vinyl                                   |
| Foundation   | Concrete Perimeter                                   |

### **Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 21st, 2025 |
| Days on Market | 7                 |
| Zoning         | Zone 20           |

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Listing information last updated on August 28th, 2025 at 12:18pm MDT