

# \$949,000 - 1581 Howes Place, Edmonton

MLS® #E4433753

**\$949,000**

4 Bedroom, 3.00 Bathroom, 2,406 sqft

Single Family on 0.00 Acres

Hays Ridge Area, Edmonton, AB

Welcome to this stunning 2024-built masterpiece in the heart of Jagare Ridge, one of Edmonton's most prestigious GOLF COURSE communities. Offering over 2,400 sqft of impeccably designed living space, this 4-BEDS, 3-BATHS home showcases over \$50,000 of architecture and premium upgrades, delivering show home quality throughout. Situated on a premium corner lot with no sidewalk (no extra snow shoveling!), this property has upgrades from premium appliances to high-end designer finishes. The sun-soaked main floor features an OPEN TO BELOW layout with oversized windows, a MAIN FLOOR BEDROOM WITH A FULL BATHROOM, and a chef-inspired kitchen sure to impress. Upstairs, a generous bonus room offers additional flexible living space for relaxing, entertaining, or working from home. Enjoy luxury living just steps from the Jagare Ridge Golf Course, with quick access to major highways, top-rated schools, the Hays Ridge community, and upscale shopping centers. Grass is virtually staged in pictures.

Built in 2023

## Essential Information

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Price \$949,000



Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,406
Acres	0.00
Year Built	2023
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	1581 Howes Place
Area	Edmonton
Subdivision	Hays Ridge Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 5C1

### Amenities

Amenities	Ceiling 9 ft., No Animal Home, No Smoking Home
Parking Spaces	2
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Gas, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Corner Lot, Golf Nearby, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	May 1st, 2025
Days on Market	1
Zoning	Zone 55
HOA Fees	485
HOA Fees Freq.	Annually

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