

# **\$1,150,000 - 1415 Herring-cooper Way, Edmonton**

MLS® #E4432659

**\$1,150,000**

6 Bedroom, 4.00 Bathroom, 4,071 sqft

Single Family on 0.00 Acres

Henderson Estates, Edmonton, AB

Pristine, elegant home in sought-after Henderson Estates. Space & comfort for the growing family or multi generational family w/4070 sf + a F/Fin bsmt w/separate access. 6 bedrms + den, 4 full baths, multiple living spaces & a triple garage. Elegantly designed, this home features curved architectural details throughout, soaring ceilings in GR w/bar & stunning arched windows that drench the home in natural light. Chef's kitchen w/granite counters, island, S/S appliances. Primary bedrm w/gas FP in sitting area & spa like ensuite. F/Fin bsmt w/spacious rec rm, FP (3 ttl), wet bar & 2 addâ€™™l bedrms- great for hosting! 8610 sf SOUTH facing yard w/composite deck- the perfect spot for unwinding & entertaining. Conveniently located near Riverbend Square, Rec centre, Derrick Club, schools & public transit. You're also just steps away from serene & scenic river valley trails! Quick access to the U of A, Anthony Henday & Whitemud make city wide commuting a breeze. A rare find in one of Edmontonâ€™™s premier communities!

Built in 1996

## **Essential Information**

MLS® # E4432659

Price \$1,150,000



Bedrooms	6
Bathrooms	4.00
Full Baths	4
Square Footage	4,071
Acres	0.00
Year Built	1996
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	1415 Herring-cooper Way
Area	Edmonton
Subdivision	Henderson Estates
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 2M2

### Amenities

Amenities	Ceiling 9 ft., Deck, Detectors Smoke, Vaulted Ceiling, Wall Unit-Built-In, Wet Bar, 9 ft. Basement Ceiling
Parking	Triple Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Water Softener, Window Coverings
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Stucco
Exterior Features	Fenced, Golf Nearby, Landscaped, No Back Lane, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	See Remarks
Construction	Wood, Stone, Stucco
Foundation	Concrete Perimeter

### School Information

Elementary	EarlBuxton/StMary
Middle	Riverbend/A.JosephMacneil
High	LillianOsborne/MMM

### Additional Information

Date Listed	April 24th, 2025
Days on Market	3
Zoning	Zone 14
HOA Fees	250
HOA Fees Freq.	Annually

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