

## \$544,900 - 1868 Tufford Way, Edmonton

MLS® #E4434804

**\$544,900**

3 Bedroom, 3.5 Bathroom, 1,583 sqft

Single Family on 0.00 Acres

Terwillegar Towne, Edmonton, AB

Welcome to this beautifully updated Jayman Built Lakeview home in a family-friendly community! Boasting 3 spacious bedrooms and 3.5 bathrooms, this home offers comfort and functionality with thoughtful upgrades throughout. The fully renovated primary ensuite (2019) that is wheelchair friendly (low threshold and built in seat), while the kitchen renovation (2020) blends style and practicality. Stay cool all summer with central air conditioning, and enjoy peace of mind with new shingles (2023), furnace and hot water tank (2019), and a brand-new washer/dryer (2024). The open-concept main floor is ideal for entertaining, with natural light flowing through the living and dining areas. A fully developed basement offers extra living space and includes a dedicated home gym. Out back, a unique flex space above the garage offers endless potentialâ€”perfect for an art studio, man cave or extra storage. Close to parks, schools, and transit â€” this home is move-in ready!

Built in 2001

### Essential Information

MLS® # E4434804

Price \$544,900

Bedrooms 3



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,583
Acres	0.00
Year Built	2001
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	1868 Tufford Way
Area	Edmonton
Subdivision	Terwillegar Towne
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 2W4

### **Amenities**

Amenities	Front Porch
Parking	Double Garage Detached, Insulated

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Microwave Hood Fan, Refrigerator, Stove-Electric, Vacuum Systems, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Masonry
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Fenced, Landscaped, Playground Nearby, Public Swimming Pool, Public

Transportation, Recreation Use, Schools, See Remarks

Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	May 6th, 2025
Days on Market	4
Zoning	Zone 14
HOA Fees	138
HOA Fees Freq.	Annually

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on May 10th, 2025 at 10:02am MDT