Courtesy Of Ryan Vitali Of Real Broker

$750,000 - 979 Hollingsworth Bend, Edmonton

MLS® #E4442308

$750,000
4 Bedroom, 3.00 Bathroom, 2,754 sqft
Single Family on 0.00 Acres

Hodgson, Edmonton, AB

Nestled in one of Edmontonâ€™s most sought-after neighbourhoods, this stunning nearly 2,750 sqft home offers the perfect blend of nature, convenience, and lifestyle. Enjoy direct access to the scenic Whitemud Creek trail system with a walkout basement that brings the outdoors to your doorstep. Located in close proximity to some of the city's top-rated schools and just minutes from three premier golf courses, this home is ideal for families and outdoor enthusiasts alike. A rare opportunity to own in a prime location with unmatched access to amenities and green space. Inside, you'll find thoughtfully designed living spaces with large windows that fill the home with natural light. The spacious open-concept layout is perfect for entertaining, while still offering cozy areas for quiet moments. With quality finishes and attention to detail throughout, this home combines elegance and comfort in a truly exceptional setting.

Built in 2004

Essential Information

MLS® #	E4442308
Price	$750,000
Bedrooms	4
Bathrooms	3.00

Full Baths	3
Square Footage	2,754
Acres	0.00
Year Built	2004
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	979 Hollingsworth Bend
Area	Edmonton
Subdivision	Hodgson
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 3G7

Amenities

Amenities	Off Street Parking, Deck, Detectors Smoke, Exterior Walls- 2"x6", No Animal Home, No Smoking Home, Parking-Extra, Patio, Vinyl Windows, Walkout Basement, Wall Unit-Built-In, See Remarks, Natural Gas Stove Hookup
Parking	Double Garage Attached, Front Drive Access

Interior

Interior Features	ensuite bathroom
Appliances	Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Gas, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Stucco
Exterior Features	Backs Onto Park/Trees, Creek, Fenced, Golf Nearby, Landscaped, No Back Lane, Park/Reserve, Picnic Area, Playground Nearby, Public

	Transportation, Recreation Use, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

School Information

Elementary	Earl Buxton School
Middle	Archbishop Joseph MacNeil
High	Lilian Osbourne

Additional Information

Date Listed	June 13th, 2025
Days on Market	3
Zoning	Zone 14
HOA Fees	175
HOA Fees Freq.	Annually

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