

\$879,900 - 7451 Colonel Mewburn Road, Edmonton

MLS® #E4462277

\$879,900

4 Bedroom, 3.00 Bathroom, 1,562 sqft

Single Family on 0.00 Acres

Griesbach, Edmonton, AB

Welcome to luxury lakefront living in the heart of the award-winning Griesbach community! This fully finished walkout bungalow backs onto Roundel Lake, offering breathtaking views and a serene lifestyle. Inside, the main floor features soaring 9' ceilings, an open layout with elegant finishes throughout. The gourmet kitchen is a showstopper with quartz countertops, Kitchen Aid appliances, and a 10-foot island - perfect for entertaining. You'll also find two generously sized bedrooms on the main level, as well as two full bathrooms and a laundry room. All bedrooms in the home are equipped with custom-built closets to maximize space and organization. The basement boasts an expansive family room, a stylish bar with beverage cooler, a dedicated wine room, two additional bedrooms ideal for guests or multi-generational living. Step outside to your beautifully landscaped yard or enjoy the lake view from your large composite deck. This home blends upscale finishes, functional design, and an unbeatable location.

Built in 2015

Essential Information

MLS® # E4462277

Price \$879,900

Bedrooms 4



Bathrooms	3.00
Full Baths	3
Square Footage	1,562
Acres	0.00
Year Built	2015
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	7451 Colonel Mewburn Road
Area	Edmonton
Subdivision	Griesbach
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5E 6V6

Amenities

Amenities	Air Conditioner, Bar, Carbon Monoxide Detectors, Ceiling 9 ft., Deck, Detectors Smoke, Hot Water Tankless, No Animal Home, No Smoking Home, Natural Gas BBQ Hookup, 9 ft. Basement Ceiling
Parking	Heated, Triple Garage Attached
Is Waterfront	Yes

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Storage Shed, Stove-Countertop Electric, Washer, Window Coverings, Wine/Beverage Cooler
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stone, Hardie Board Siding
Exterior Features	Backs Onto Lake, Landscaped, Park/Reserve, Schools, Shopping

	Nearby, View Lake
Roof	Asphalt Shingles
Construction	Wood, Stone, Hardie Board Siding
Foundation	Concrete Perimeter

School Information

Elementary	St. Timothy's
Middle	Major-General Griesbach
High	Archbishop O'Leary

Additional Information

Date Listed	October 16th, 2025
Days on Market	3
Zoning	Zone 27

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