

\$700,000 - 634 Adams Way, Edmonton

MLS® #E4433704

\$700,000

3 Bedroom, 3.00 Bathroom, 2,417 sqft

Single Family on 0.00 Acres

Ambleside, Edmonton, AB

Meticulously maintained Landmark-built 2-storey in desirable Ambleside, offering 2,417 sq ft of elegant living space. The welcoming foyer with ceramic tile leads to a versatile flex room—ideal for a home office or playroom. The bright great room features large windows and a gas fireplace, while rich hardwood flows throughout the main floor. The gourmet kitchen impresses with granite countertops, espresso cabinets, a huge island, walk-thru pantry, and stainless steel appliances. The dining nook opens to a composite deck, stamped concrete patio, and raised garden beds—perfect for outdoor living. Upstairs boasts a spacious bonus room with vaulted ceilings, 3 generous bedrooms, and a deluxe primary suite with walk-in closet and 5-pc ensuite. The partially finished basement includes a 2-pc bath (shower-ready) and a developed space currently used as a salon—easily convertible to a rec room or wet bar area. Double attached garage with 220V EV charging. Prime location near parks, schools & shopping.

Built in 2012

Essential Information

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Price \$700,000



Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	2
Square Footage	2,417
Acres	0.00
Year Built	2012
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	634 Adams Way
Area	Edmonton
Subdivision	Ambleside
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 0J9

Amenities

Amenities	Deck, Exterior Walls- 2"x6", Greenhouse, Hot Water Tankless, No Animal Home, No Smoking Home, Patio, Vaulted Ceiling, Vinyl Windows, HRV System
Parking Spaces	4
Parking	220 Volt Wiring, Double Garage Attached, Front Drive Access, Insulated, EV Charging Station

Interior

Interior Features	ensuite bathroom
Appliances	Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Humidifier-Power(Furnace), Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door
Stories	2
Has Basement	Yes

Basement Full, Partially Finished

Exterior

Exterior Wood, Stone, Vinyl
Exterior Features Fenced, Landscaped, No Back Lane, Public Transportation, Schools,
 Shopping Nearby
Roof Asphalt Shingles
Construction Wood, Stone, Vinyl
Foundation Concrete Perimeter

School Information

Elementary Dr. Margaret-Ann Armour
Middle St. John XXIII
High Lillian Osborne

Additional Information

Date Listed May 1st, 2025
Days on Market 46
Zoning Zone 56
HOA Fees 100
HOA Fees Freq. Annually

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