

## \$1,500,000 - 4111 Westcliff Heath Heath, Edmonton

---

MLS® #E4451486

**\$1,500,000**

5 Bedroom, 4.50 Bathroom, 3,755 sqft

Single Family on 0.00 Acres

Windermere, Edmonton, AB

There's a certain calm that comes from living on a quiet cul-de-sac where neighbours wave, kids play freely, and the pace of life feels just right. This immaculate home in Windermere offers more than 5,400 sq ft of thoughtfully finished space designed for both connection and retreat. Step inside to sunlit rooms, soaring ceilings, and a layout that welcomes you to gather; from the open-concept kitchen with stone counters and stainless appliances, to the formal dining room made for celebrations. Upstairs, double doors open to a peaceful primary suite with a spa-like ensuite and a dressing-room-style closet. With 4+1 bedrooms, 4.5 baths, upper laundry, and central air, it's turn-key luxury. The triple garage and exposed aggregate driveway add to the curb appeal, while the east-facing yard is perfect for slow mornings. As a resident of Upper Windermere, you'll also enjoy access to the private leisure centre (pool, rink and more); adding lifestyle to the list of everything else this home effortlessly offers.

Built in 2012

### Essential Information

|        |             |
|--------|-------------|
| MLS® # | E4451486    |
| Price  | \$1,500,000 |



|                |                        |
|----------------|------------------------|
| Bedrooms       | 5                      |
| Bathrooms      | 4.50                   |
| Full Baths     | 4                      |
| Half Baths     | 1                      |
| Square Footage | 3,755                  |
| Acres          | 0.00                   |
| Year Built     | 2012                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 4111 Westcliff Heath Heath |
| Area        | Edmonton                   |
| Subdivision | Windermere                 |
| City        | Edmonton                   |
| County      | ALBERTA                    |
| Province    | AB                         |
| Postal Code | T6W 0X9                    |

### Amenities

|           |                                                                        |
|-----------|------------------------------------------------------------------------|
| Amenities | Air Conditioner, Closet Organizers, Deck, Vaulted Ceiling, See Remarks |
| Parking   | Triple Garage Attached                                                 |

### Interior

|                   |                                                                                                                                                                  |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                 |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Gas, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                        |
| Fireplace         | Yes                                                                                                                                                              |
| Fireplaces        | Double Sided, Mantel                                                                                                                                             |
| Stories           | 3                                                                                                                                                                |
| Has Basement      | Yes                                                                                                                                                              |
| Basement          | Full, Finished                                                                                                                                                   |

### Exterior

|          |                     |
|----------|---------------------|
| Exterior | Wood, Stone, Stucco |
|----------|---------------------|

|                   |                                                                                                     |
|-------------------|-----------------------------------------------------------------------------------------------------|
| Exterior Features | Fenced, Golf Nearby, Landscaped, Level Land, No Through Road, Schools, Shopping Nearby, See Remarks |
| Roof              | Cedar Shakes                                                                                        |
| Construction      | Wood, Stone, Stucco                                                                                 |
| Foundation        | Concrete Perimeter                                                                                  |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | August 6th, 2025 |
| Days on Market | 65               |
| Zoning         | Zone 56          |
| HOA Fees       | 1080             |
| 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 October 10th, 2025 at 12:32pm MDT