

## \$550,000 - 6112 Stinson Way, Edmonton

MLS® #E4448478

**\$550,000**

4 Bedroom, 3.50 Bathroom, 1,875 sqft

Single Family on 0.00 Acres

South Terwillegar, Edmonton, AB

Discover this stunning 1,875 sq. ft. home featuring 4 beds and 4 baths, including a fully finished basement! Nestled on a spacious lot in a quiet cul-de-sac, it boasts a beautifully landscaped, fully fenced yard. The heated, insulated 22x22 garage for winter & central A/C for summer. The main floor shines with a formal dining room, versatile den/office, and a large kitchen with granite countertops, a tile backsplash, stainless steel appliances, extended cabinetry, and a corner pantry. Adjacent is a cozy living room with a gas fireplace and optional surround sound, perfect for relaxing. Enjoy gorgeous hardwood floors and 9 ft ceilings throughout. Upstairs offers 3 bedrooms, 2 baths, and laundry area. The spacious master suite includes a 4-piece ensuite with a corner jet tub and a walk-in closet. The finished basement features an additional bedroom with its own ensuite and an expansive rec room, ideal for entertaining. Ample storage completes this remarkable home—your ideal family home awaits!

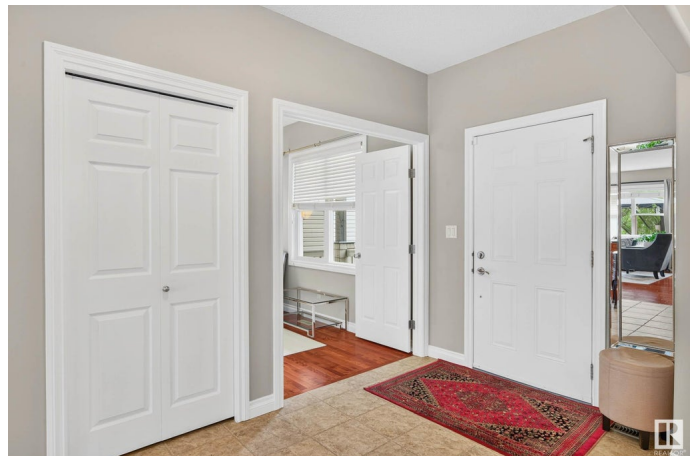
Built in 2007

### Essential Information

MLS® # E4448478

Price \$550,000

Bedrooms 4



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,875                  |
| Acres          | 0.00                   |
| Year Built     | 2007                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 6112 Stinson Way  |
| Area        | Edmonton          |
| Subdivision | South Terwillegar |
| City        | Edmonton          |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T6K 0K2           |

### Amenities

|                |                                                                        |
|----------------|------------------------------------------------------------------------|
| Amenities      | On Street Parking, Deck, Detectors Smoke, No Smoking Home, See Remarks |
| Parking Spaces | 2                                                                      |
| Parking        | Double Garage Detached, Heated                                         |

### Interior

|                   |                                                                                |
|-------------------|--------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                               |
| Appliances        | Dishwasher-Built-In, Dryer, Refrigerator, Storage Shed, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                                      |
| Fireplaces        | Stone Facing                                                                   |
| Stories           | 3                                                                              |
| Has Basement      | Yes                                                                            |
| Basement          | Full, Finished                                                                 |

### Exterior

|                   |                                                               |
|-------------------|---------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                   |
| Exterior Features | Airport Nearby, Cul-De-Sac, Fenced, Playground Nearby, Public |

Transportation, Schools, Shopping Nearby, See Remarks

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

### School Information

|            |                 |
|------------|-----------------|
| Elementary | Esther Starkman |
| Middle     | Esther Starkman |
| High       | Lillian Osborne |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 18th, 2025 |
| Days on Market | 15              |
| Zoning         | Zone 14         |
| HOA Fees       | 138             |
| HOA Fees Freq. | Annually        |

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Listing information last updated on August 2nd, 2025 at 11:47am MDT