

## **\$3,595,000 - 13508 Ravine Drive, Edmonton**

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MLS® #E4438918

**\$3,595,000**

4 Bedroom, 5.00 Bathroom, 3,806 sqft

Single Family on 0.00 Acres

Glenora, Edmonton, AB

Elevated Architecture Meets the River™'s Edge: On prestigious Ravine Drive, where the city blends with the beauty of the river valley, sits this thoughtfully designed luxury home. Bathed in southern light and poised above the trees, this architectural triumph by award-winning visionary Rick Arndt was conceived to harmonize with its surroundings and offer unparalleled comfort. Over 5,500 square feet of curated living space: 4 bedrooms plus an office, 6 bathrooms, and a rooftop terrace that blurs the boundary between interior and sky. Here, a wet bar awaits sunset cocktails. Natural light bathes the chefs kitchen, the living room, & the luxurious primary suite. A two-storey family room with an exquisite book-matched natural stone fireplace enjoys an entire wall of windows & overlooking the private yard with outdoor kitchen area. Crafted by Urbis Developments™ whose name is synonymous with integrity, precision, & excellence. Triple garage. Landscaped grounds. Elevator-ready. Timeless, yet unmistakably modern.



Built in 2019

### **Essential Information**

MLS® # E4438918

Price \$3,595,000

|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 5.00                   |
| Full Baths     | 4                      |
| Half Baths     | 2                      |
| Square Footage | 3,806                  |
| Acres          | 0.00                   |
| Year Built     | 2019                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 3 Storey               |
| Status         | Active                 |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 13508 Ravine Drive |
| Area        | Edmonton           |
| Subdivision | Glenora            |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T5N 3L8            |

### Amenities

|           |                                                                                          |
|-----------|------------------------------------------------------------------------------------------|
| Amenities | Air Conditioner, Bar, Ceiling 10 ft., Ceiling 9 ft., Deck, Exercise Room, Patio, Wet Bar |
| Parking   | Triple Garage Detached                                                                   |

### Interior

|                   |                                                                                                                                            |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                           |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Gas, Washer, Wine/Beverage Cooler |
| Heating           | Forced Air-1, Natural Gas                                                                                                                  |
| Fireplace         | Yes                                                                                                                                        |
| Fireplaces        | Wall Mount                                                                                                                                 |
| Stories           | 3                                                                                                                                          |
| Has Basement      | Yes                                                                                                                                        |
| Basement          | Full, Finished                                                                                                                             |

### Exterior

|                   |                                                                                                                              |
|-------------------|------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Composition, Stone, Stucco                                                                                             |
| Exterior Features | Back Lane, Landscaped, Picnic Area, Playground Nearby, Private Setting, Ravine View, River Valley View, Treed Lot, View City |
| Roof              | EPDM Membrane                                                                                                                |
| Construction      | Wood, Composition, Stone, Stucco                                                                                             |
| Foundation        | Concrete Perimeter                                                                                                           |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 28th, 2025 |
| Days on Market | 158            |
| Zoning         | Zone 11        |

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Listing information last updated on November 2nd, 2025 at 3:47am MST