

## \$2,465,000 - 9739 145 Street, Edmonton

MLS® #E4446044

**\$2,465,000**

5 Bedroom, 5.50 Bathroom, 3,341 sqft

Single Family on 0.00 Acres

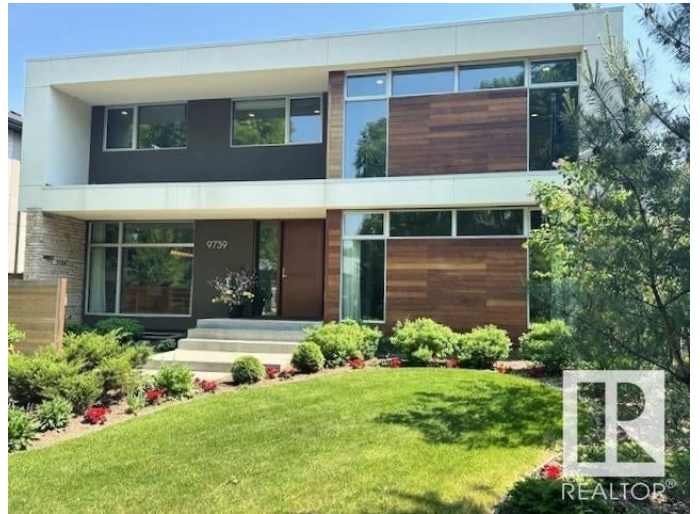
Crestwood, Edmonton, AB

Ultimate Luxury in Crestwood! Discover exceptional craftsmanship and top-tier design in this ~5,000 sq ft executive home with 5 beds, 6 baths, and a triple oversized garage. Located on one of Crestwood's most beautiful streets, this custom-built residence boasts 3 bedrooms upstairs, each with its own ensuite. Sleek, sophisticated, and effortlessly elegant, the kitchen is a masterpiece of modern design with Wolf, Sub-Zero & Miele appliances and light wood tones which add warmth and texture, complemented by designer lighting and state-of-the-art fixtures. Host your guests effortlessly with a covered patio featuring retractable screens, BBQ centre, and smoker. The fully finished basement offers a gym, wet bar, and entertainment zone plus 2 more bedrooms and 2 washrooms. Built with ICF walls, triple-pane windows, and 8-zone HVAC for ultimate comfort. Steps to trails, schools, shopping and minutes to downtown—this is luxury redefined!

Built in 2016

### Essential Information

|          |             |
|----------|-------------|
| MLS® #   | E4446044    |
| Price    | \$2,465,000 |
| Bedrooms | 5           |



|                |                        |
|----------------|------------------------|
| Bathrooms      | 5.50                   |
| Full Baths     | 5                      |
| Half Baths     | 1                      |
| Square Footage | 3,341                  |
| Acres          | 0.00                   |
| Year Built     | 2016                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 9739 145 Street |
| Area        | Edmonton        |
| Subdivision | Crestwood       |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5N 2X1         |

### Amenities

|                |                                                                                                                                                                                                                                                                                       |
|----------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Off Street Parking, On Street Parking, Air Conditioner, Barbecue-Built-In, Ceiling 10 ft., Ceiling 9 ft., Deck, Exercise Room, Insulation-Upgraded, Smart/Program. Thermostat, Wall Unit-Built-In, Wet Bar, See Remarks, HRV System, Natural Gas Stove Hookup, 9 ft. Basement Ceiling |
| Parking Spaces | 4                                                                                                                                                                                                                                                                                     |
| Parking        | Triple Garage Detached                                                                                                                                                                                                                                                                |

### Interior

|                   |                                                                                                                                                                                                                                                                    |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                                                                                   |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Freezer, Garage Control, Garage Opener, Oven-Built-In, Stove-Countertop Gas, Vacuum System Attachments, Washer, Window Coverings, Wine/Beverage Cooler, Refrigerators-Two, Dishwasher-Two, Oven Built-In-Two |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                                                                                                          |
| Fireplace         | Yes                                                                                                                                                                                                                                                                |
| Fireplaces        | Remote Control, Stone Facing                                                                                                                                                                                                                                       |
| Stories           | 3                                                                                                                                                                                                                                                                  |
| Has Basement      | Yes                                                                                                                                                                                                                                                                |

Basement                      Full, Finished

**Exterior**

Exterior                      Wood, Stone, Stucco

Exterior Features      Back Lane, Fenced, Fruit Trees/Shrubs, Landscaped, Playground  
Nearby, Public Transportation, Schools, Shopping Nearby, Treed Lot,  
See Remarks

Roof                              Flat

Construction              Wood, Stone, Stucco

Foundation                Concrete Perimeter, Insulated Concrete Form, See Remarks

**Additional Information**

Date Listed                July 4th, 2025

Days on Market        29

Zoning                        Zone 10

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 August 2nd, 2025 at 2:02am MDT