Courtesy Of Michael D Melnychuk Of Century 21 All Stars Realty Ltd

$1,525,000 - 11603 Saskatchewan Drive, Edmonton

MLS® #E4445305

$1,525,000
9 Bedroom, 5.50 Bathroom, 3,623 sqft
Single Family on 0.00 Acres

Windsor Park (Edmonton), Edmonton, AB

Investor Alert! Completely renovated 2-storey home with stunning curb appeal and unbeatable location on Saskatchewan Drive and near the University of Alberta. This rare property offers 3 fully self-contained living spacesâ€”basement, main, and upper levelâ€”each with its own modern kitchen, laundry, and private entrance. With 5 bedrooms on the upper and basement levels and 4 on the main, itâ€™s perfect for maximizing rental income or housing multiple tenants. Enjoy strong demand from students and professionals alike, thanks to close proximity to campus, public transit, and downtown. The home features contemporary finishes throughout and sits on a beautiful tree-lined street with river valley views. A double detached garage adds extra value and rental potential. Whether youâ€™re house hacking, building your portfolio, or seeking a turn-key income property, this one delivers. High-demand location + flexible layout = smart investment!

Built in 1942

Essential Information

MLS® #	E4445305
Price	$1,525,000
Bedrooms	9

Bathrooms	5.50
Full Baths	5
Half Baths	1
Square Footage	3,623
Acres	0.00
Year Built	1942
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	11603 Saskatchewan Drive
Area	Edmonton
Subdivision	Windsor Park (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6G 2B5

Amenities

Amenities	Parking-Extra, See Remarks
Parking Spaces	7
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco

Exterior Features	Back Lane, Corner Lot, Fenced, Flat Site, Golf Nearby, Low Maintenance Landscape, Park/Reserve, Picnic Area, Playground Nearby, Public Transportation, River Valley View, Schools, Shopping Nearby, View City, View Downtown
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

School Information

Elementary	Windsor Park School
Middle	McKernan School
High	Strathcona School

Additional Information

Date Listed	July 2nd, 2025
Days on Market	32
Zoning	Zone 15

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Listing information last updated on August 3rd, 2025 at 3:47am MDT