

## \$700,000 - 932 Proctor Wynd, Edmonton

MLS® #E4457013

**\$700,000**

4 Bedroom, 3.50 Bathroom, 2,336 sqft

Single Family on 0.00 Acres

Potter Greens, Edmonton, AB

Gorgeous 2-storey in exclusive Potter Greens! This well-maintained family home is surrounded by the Lewis Estates golf course and backing onto large park incl playground, rink, basketball courts and soccer fields! An elegant aggregate driveway and beautiful landscaping welcomes you home. Inside, the spacious open-to-above entry leads to a sizable front den. Open-concept living area with lrg windows, stylish gas FP, ample dining space, classy espresso cabinets, eat up bar, breakfast nook and walk-thru pantry. Stunning south-facing deck and yard backing huge park! \$40K in landscaping completed last summer! Gorgeous pergola, firepit area and ability to watch the kids play all day! Up the striking central stairway you'll find a large and bright bonus room, 3 beds and 2 full baths! Exquisite primary with Julliette balcony, private sitting area to escape the kids and spacious ensuite with w/i closet! 2 other sizable bdrms as well. Bsmt features lots of rec/flex space, 4th bdrm and 4pc bath. Unbeatable location!

Built in 2001

### Essential Information

MLS® # E4457013

Price \$700,000

Bedrooms 4



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,336                  |
| Acres          | 0.00                   |
| Year Built     | 2001                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 932 Proctor Wynd |
| Area        | Edmonton         |
| Subdivision | Potter Greens    |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5T 6N6          |

### Amenities

|           |                                                                                                                                                                           |
|-----------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Off Street Parking, On Street Parking, Air Conditioner, Ceiling 9 ft., Deck, Exterior Walls- 2"x6", Fire Pit, Front Porch, No Animal Home, No Smoking Home, Vinyl Windows |
| Parking   | Double Garage Attached, Heated, Insulated, Over Sized                                                                                                                     |

### Interior

|                   |                                                                                                                                                                                                                                                       |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                                                                      |
| Appliances        | Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garburator, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Vacuum Systems, Washer, Window Coverings, Curtains and Blinds, Garage Heater |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                                                                                             |
| Fireplace         | Yes                                                                                                                                                                                                                                                   |
| Fireplaces        | Mantel, Tile Surround                                                                                                                                                                                                                                 |
| Stories           | 3                                                                                                                                                                                                                                                     |
| Has Basement      | Yes                                                                                                                                                                                                                                                   |
| Basement          | Full, Finished                                                                                                                                                                                                                                        |

### Exterior

|                   |                                                                                                                                                                                                    |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                                                                                                        |
| Exterior Features | Backs Onto Park/Trees, Golf Nearby, Landscaped, No Back Lane, Park/Reserve, Picnic Area, Playground Nearby, Private Setting, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                                                                                                   |
| Construction      | Wood, Vinyl                                                                                                                                                                                        |
| Foundation        | Concrete Perimeter                                                                                                                                                                                 |

**Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 10th, 2025 |
| Days on Market | 4                    |
| Zoning         | Zone 58              |

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Listing information last updated on September 13th, 2025 at 10:02pm MDT