

\$2,250,000 - 4096 Whispering River Drive, Edmonton

MLS® #E4455824

\$2,250,000

5 Bedroom, 6.50 Bathroom, 4,592 sqft

Single Family on 0.00 Acres

Windermere, Edmonton, AB

Stunning walkout estate on a quiet Westpointe cul-de-sac, directly across from the ravine and on a 1/3-acre lot. This thoughtfully designed home offers main-floor living, featuring a primary suite with a spa-like en-suite and a cozy fireplace. The chef's kitchen is equipped with premium Dacor appliances, a 13-foot island, and a full butler's pantry. Host effortlessly in the dining room with a tray ceiling or the living room with coffered details. The upper level features a family lounge overlooking the foyer and 3 spacious bedrooms all with private en-suites. The incredible walkout lower level is designed for entertaining, featuring a sleek wet bar, a glass wine room, a theatre, a home gym, bedroom and a covered patio. Practical luxury includes motorized Hunter Douglas blinds, whole-home sound, a triple-heated garage, an aggregate concrete driveway, and Built Green efficiency. Your exclusive lifestyle awaits with direct access to river valley trails, sought-after schools and amenities a short walk away.

Built in 2014

Essential Information

MLS® #	E4455824
Price	\$2,250,000
Bedrooms	5



Bathrooms	6.50
Full Baths	5
Half Baths	3
Square Footage	4,592
Acres	0.00
Year Built	2014
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	4096 Whispering River Drive
Area	Edmonton
Subdivision	Windermere
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 2E2

Amenities

Amenities	Air Conditioner, Carbon Monoxide Detectors, Ceiling 10 ft., Closet Organizers, Deck, Detectors Smoke, Low Flow Faucets/Shower, Low Flw/Dual Flush Toilet, Patio, Secured Parking, Vaulted Ceiling, Walkout Basement, Wet Bar, HRV System, Natural Gas BBQ Hookup, 9 ft. Basement Ceiling
Parking Spaces	6
Parking	Front Drive Access, Triple Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dryer, Garage Control, Garage Opener, Garburator, Hood Fan, Oven-Microwave, Stove-Countertop Gas, Washer, Window Coverings, Wine/Beverage Cooler, Refrigerators-Two, Dishwasher-Two, Oven Built-In-Two
Heating	Forced Air-2, In Floor Heat System, Natural Gas
Fireplace	Yes
Fireplaces	See Remarks
Stories	3
Has Basement	Yes

Basement Full, Finished

Exterior

Exterior Wood, Stone, Stucco

Exterior Features Backs Onto Park/Trees, Cul-De-Sac, Fenced, Golf Nearby, Landscaped,
No Through Road, Park/Reserve, Playground Nearby, Private Setting,
Public Transportation, Schools, Shopping Nearby

Roof Cedar Shakes

Construction Wood, Stone, Stucco

Foundation Concrete Perimeter

School Information

Elementary Dan Woodall/St. John XXIII

Middle Riverbend/St. John XXIII

High Lillian Osborne

Additional Information

Date Listed September 3rd, 2025

Days on Market 7

Zoning Zone 56

HOA Fees 525

HOA Fees Freq. Annually

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