

# \$569,000 - 240 Waygood Road, Edmonton

MLS® #E4453563

**\$569,000**

3 Bedroom, 3.50 Bathroom, 2,551 sqft  
Single Family on 0.00 Acres

Oleskiw, Edmonton, AB

Welcome to Oleskiw, one of Edmonton’s most prestigious communities! This spacious home offers over 2,550 sq. ft. of living space with 3 bedrooms and 3.5 bathrooms. The fully finished basement adds versatility with a large games room, den/office, and a full bathroom. Enjoy the comfort of a double-attached, oversized, heated garage and the privacy of a 6,800+ sq. ft. corner lot. Perfectly located near the river valley trails, Edmonton Country Club, top-rated schools, shopping, and all amenities. A fantastic opportunity to own in a prime West Edmonton location!

Built in 1986

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4453563               |
| Price          | \$569,000              |
| Bedrooms       | 3                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,551                  |
| Acres          | 0.00                   |
| Year Built     | 1986                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |



|        |        |
|--------|--------|
| Status | Active |
|--------|--------|

## Community Information

|             |                  |
|-------------|------------------|
| Address     | 240 Waygood Road |
| Area        | Edmonton         |
| Subdivision | Oleskiw          |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5T 5M3          |

## Amenities

|           |                                            |
|-----------|--------------------------------------------|
| Amenities | On Street Parking, Deck, Wet Bar           |
| Parking   | Double Garage Attached, Heated, Over Sized |

## Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Appliances        | See Remarks               |
| Heating           | Forced Air-1, Natural Gas |
| Stories           | 3                         |
| Has Basement      | Yes                       |
| Basement          | Full, Finished            |

## Exterior

|                   |                                                                       |
|-------------------|-----------------------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                                    |
| Exterior Features | Corner Lot, Fenced, Landscaped, Playground Nearby, Schools, Treed Lot |
| Roof              | Asphalt Shingles                                                      |
| Construction      | Wood, Brick, Vinyl                                                    |
| Foundation        | Concrete Perimeter                                                    |

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 18th, 2025 |
| Days on Market | 60                |
| Zoning         | Zone 22           |

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Listing information last updated on October 17th, 2025 at 12:32pm MDT