

## **\$1,898,000 - 255 Wilson Lane, Edmonton**

MLS® #E4460314

**\$1,898,000**

5 Bedroom, 5.50 Bathroom, 4,377 sqft

Single Family on 0.00 Acres

Oleskiw, Edmonton, AB

PRICE REDUCED DRASTICALLY !! This Elegant Estate home is located in a Prestigious Country Club. This Custom Walk-Out Home on 1/3 rd of an acre backs onto the golf course, facing the River Valley. A Grand Double Staircase welcomes you to 6,500 sq ft of refined living, 10'ceilings, Triple-Pane Windows, a Second Private Staircase, Formal Living and Family Room with Gas Fireplaces, a Private Dining Room, Den, & Loft. The Gourmet Kitchen is equipped with Double-Wall Ovens, a Gas Cooktop, a Panelled Refrigerator, a Dishwasher, Granite Countertops, & a Spacious Walk-in Pantry. The luxurious Primary Bedroom includes a Fireplace, 6-pc En-Suite, 2 Closets, and Balcony views over the Golf Course. Each of the 5 Bedrooms features an ensuite and a Walk-in Closets. The fully finished Walk-Out Basement features a Kitchenette, a Bedroom with an En-Suite, and Radiant In-Floor Heat. A spacious Triple-Car Garage and Open Backyard with mature trees complete this space. 2 Furnaces, 2-A/C Units, and 2 Hot Water Tanks. MOTIVATED

Built in 1997

### **Essential Information**

MLS® # E4460314

Price \$1,898,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 5                      |
| Bathrooms      | 5.50                   |
| Full Baths     | 5                      |
| Half Baths     | 1                      |
| Square Footage | 4,377                  |
| Acres          | 0.00                   |
| Year Built     | 1997                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 255 Wilson Lane |
| Area        | Edmonton        |
| Subdivision | Oleskiw         |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6M 2K8         |

### Amenities

|                |                                                                                                                                                                                                                                                                    |
|----------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Bar, Ceiling 10 ft., Dance Floor, Deck, Detectors Smoke, Gazebo, No Smoking Home, Recreation Room/Centre, Television Connection, Walkout Basement, Wet Bar, See Remarks, Natural Gas BBQ Hookup, Natural Gas Stove Hookup, 9 ft. Basement Ceiling |
| Parking Spaces | 6                                                                                                                                                                                                                                                                  |
| Parking        | Triple Garage Attached                                                                                                                                                                                                                                             |

### Interior

|                   |                                                                                                                                                                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                                                             |
| Appliances        | Air Conditioning-Central, Compactor, Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Opener, Garburator, Hood Fan, Refrigerator, Stove-Countertop Gas, Vacuum System Attachments, Washer, Window Coverings, Oven Built-In-Two, Garage Heater |
| Heating           | Forced Air-2, In Floor Heat System, Natural Gas                                                                                                                                                                                              |
| Fireplace         | Yes                                                                                                                                                                                                                                          |
| Fireplaces        | Glass Door, Granite Surround, Mantel                                                                                                                                                                                                         |
| Stories           | 3                                                                                                                                                                                                                                            |

|              |                |
|--------------|----------------|
| Has Basement | Yes            |
| Basement     | Full, Finished |

## Exterior

|                   |                                                                                                                                                                                                       |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Concrete, Stone, Stucco                                                                                                                                                                               |
| Exterior Features | Cul-De-Sac, Fenced, Flat Site, Fruit Trees/Shrubs, Golf Nearby, Landscaped, No Back Lane, Playground Nearby, Public Swimming Pool, Public Transportation, River Valley View, Schools, Shopping Nearby |
| Roof              | Clay Tile                                                                                                                                                                                             |
| Construction      | Concrete, Stone, Stucco                                                                                                                                                                               |
| Foundation        | Concrete Perimeter                                                                                                                                                                                    |

## School Information

|            |                         |
|------------|-------------------------|
| Elementary | OUR LADY OF THE PRAIRIE |
| Middle     | ST. ROSE, TEMPO         |
| High       | ARCH BISHOP MCDONALDS   |

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | October 1st, 2025 |
| Days on Market | 29                |
| Zoning         | Zone 22           |

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Listing information last updated on October 30th, 2025 at 8:32pm MDT