

\$625,000 - 1262 Peregrine Terrace, Edmonton

MLS® #E4425642

\$625,000

4 Bedroom, 3.50 Bathroom, 2,191 sqft

Single Family on 0.00 Acres

Hawks Ridge, Edmonton, AB

Imagine a life waking up to the sounds of nature or spending the afternoon kayaking at Big Lake. This move in ready 2191 sqft, 4-bed, 3.5-bath home in Hawks Ridge offers both style & functionality. The main floor impresses w/an open-to-below living room featuring a striking fireplace feature wall, bright dining area, sleek kitchen w/stone countertops & a convenient walk-thru pantry. A den, mudroom & powder room complete this level. Upstairs, a spacious bonus room w/vaulted ceilings & park views provides a perfect retreat, along with 2 large bedrooms, a laundry room & a luxurious primary suite w/a 5-pc ensuite, soaker tub & walk-in shower. The partly finished basement offers a 4th bed & full bath. Outside, enjoy a fully fenced & landscaped south-facing backyard & oversized 21x27 garage, equipped w/220V for future EV charging. Air conditioning ensures year-round comfort, & the home is just minutes from Lois Hole Park, public transit, future schools, parks, and scenic walking trails. Come fall in love.

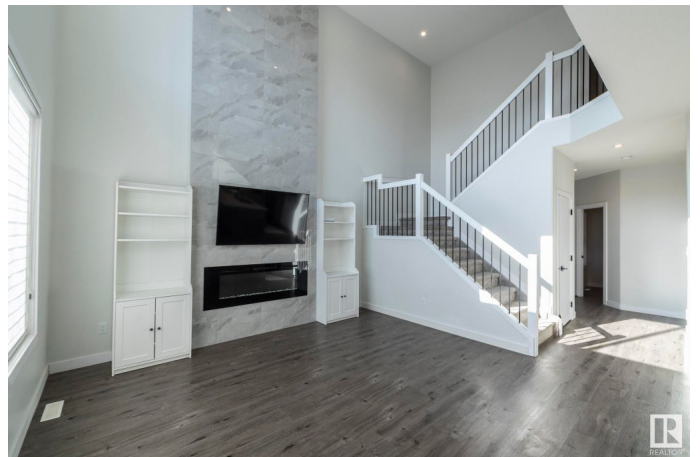
Built in 2021

Essential Information

MLS® # E4425642

Price \$625,000

Bedrooms 4



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,191
Acres	0.00
Year Built	2021
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	1262 Peregrine Terrace
Area	Edmonton
Subdivision	Hawks Ridge
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5S 0M4

Amenities

Amenities	Air Conditioner, Carbon Monoxide Detectors, Ceiling 9 ft., Detectors Smoke, Hot Water Natural Gas, Smart/Program. Thermostat, Vinyl Windows, Vacuum System-Roughed-In, HRV System
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, TV Wall Mount
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Wall Mount
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Back Lane, Park/Reserve, Schools, View Lake
Lot Description	12.8x36.6x10.4x35.3
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Holy Cross
Middle	A. Blair McPherson
High	St. Francis Xavier

Additional Information

Date Listed	March 14th, 2025
Days on Market	21
Zoning	Zone 59

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Listing information last updated on April 4th, 2025 at 6:17am MDT