

Courtesy Of Christina A Reid Of Century 21 Leading

## \$572,114 - 5669 Hawthorn Way, Edmonton

MLS® #E4465337

**\$572,114**

3 Bedroom, 2.50 Bathroom, 1,914 sqft

Single Family on 0.00 Acres

The Orchards At Ellerslie, Edmonton, AB

**\*SOUTH FACING YARD, SIDE ENTRY!\*** The CYPRESS by Brookfield Residential offers 1914 sq. ft. of stylish and functional living in the desirable SW community of the Orchards. The open concept main floor offers a 9 ft ceilings, 3CM quartz in the kitchen, luxury vinyl plank flooring, and a 50" electric fireplace in the living room. The beautifully upgraded kitchen offers a chimney hoodfan, a 36" french door fridge with an internal ice/water dispenser, a GAS COOKTOP, a built in microwave and built in wall oven, dishwasher, and ceiling height cabinet risers. The second level features spindle railing that replaces all stubwall, a generously sized bonus room with a window, a full size laundry room and 3 spacious bedrooms. In all upper floor bathrooms, enjoy 3CM quartz countertops and ceramic tile. We've also upgraded the primary ensuite with a glass shower and dual vanities. Outside, we include your front landscaping. No landscaping deposit! Please note: Listing photos of showhome

Built in 2025

### Essential Information

MLS® # E4465337

Price \$572,114

Bedrooms 3



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,914                  |
| Acres          | 0.00                   |
| Year Built     | 2025                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                           |
|-------------|---------------------------|
| Address     | 5669 Hawthorn Way         |
| Area        | Edmonton                  |
| Subdivision | The Orchards At Ellerslie |
| City        | Edmonton                  |
| County      | ALBERTA                   |
| Province    | AB                        |
| Postal Code | T6X 3K8                   |

### Amenities

|           |                                                                                                  |
|-----------|--------------------------------------------------------------------------------------------------|
| Amenities | Carbon Monoxide Detectors, Ceiling 9 ft., Detectors Smoke, Smart/Program. Thermostat, HRV System |
| Parking   | Double Garage Attached                                                                           |

### Interior

|                   |                                                                                                                       |
|-------------------|-----------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                      |
| Appliances        | Dishwasher-Built-In, Garage Control, Garage Opener, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Gas |
| Heating           | Forced Air-1, Natural Gas                                                                                             |
| Fireplace         | Yes                                                                                                                   |
| Fireplaces        | Insert                                                                                                                |
| Stories           | 2                                                                                                                     |
| Has Basement      | Yes                                                                                                                   |
| Basement          | Full, Unfinished                                                                                                      |

### Exterior

|                   |                                                           |
|-------------------|-----------------------------------------------------------|
| Exterior          | Wood, Vinyl                                               |
| Exterior Features | Airport Nearby, Golf Nearby, Partially Landscaped, Public |

|              |                                          |
|--------------|------------------------------------------|
|              | Transportation, Schools, Shopping Nearby |
| Roof         | Asphalt Shingles                         |
| Construction | Wood, Vinyl                              |
| Foundation   | Concrete Perimeter                       |

### School Information

|            |                 |
|------------|-----------------|
| Elementary | Divine Mercy    |
| Middle     | KISĀŠWĀ,TISIWIN |
| High       | J. PERCY PAGE   |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | November 10th, 2025 |
| Days on Market | 3                   |
| Zoning         | Zone 53             |
| HOA Fees       | 450                 |
| HOA Fees Freq. | Annually            |

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Listing information last updated on November 13th, 2025 at 4:17am MST