

# \$449,900 - 62 Wedow Drive, Whitecourt

MLS® #A2259101

**\$449,900**

4 Bedroom, 4.00 Bathroom, 1,875 sqft

Residential on 0.23 Acres

NONE, Whitecourt, Alberta

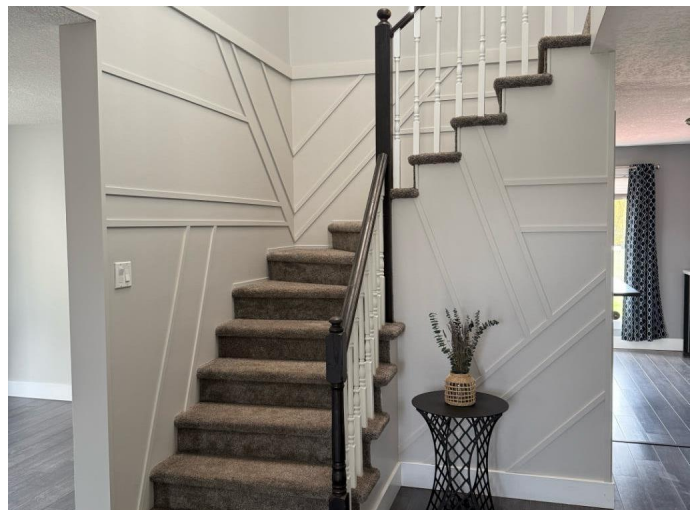
Step inside this stunning 1986-built, 1 ½ storey home and be welcomed by its soaring ceilings, grand staircase, and abundant natural light. With impressive square footage and a massive lot, this home offers both space and style for your family to thrive.

The main floor features a modern, functional kitchen complete with stainless steel appliances, an island, and plenty of cabinetry, seamlessly flowing into an ample dining area perfect for entertaining. The large living room is anchored by a striking stone-accented wood-burning fireplace, creating a cozy yet elegant gathering space. A sunken family room with a second stone fireplace, giving on to the garden doors leading to the back deck, provides even more room to relax or host guests. The welcoming large entryway, main floor laundry, and a convenient 2-piece bathroom add to the home's functionality.

Upstairs, you'll find a main 4-piece bathroom and two generous bedrooms, along with a private primary suite boasting its own 3-piece ensuite and walk-in closet.

The finished basement offers excellent versatility – a fourth bedroom, a den/home office, an expansive family room, an additional 3-piece bath, plus a utility and storage area to keep everything organized.

Outside, enjoy the huge backyard with direct



access to Festival Park, the dog park, and serene green spaces – a rare and highly desirable feature. The 22' x 22' attached garage with an 8' x 16' overhead door adds both convenience and value.

Recent upgrades give peace of mind and efficiency: Dishwasher (Sept. 2025), Two new furnaces (Sept. 2025), Shingles (Approx. 2017), Upgraded windows (Approx. 2019), Smoke & CO2 detectors (Sept. 2025).

This home blends classic charm with thoughtful updates, offering incredible space, comfort, and a sought-after location backing onto parks and trails.

Don't miss the opportunity to own this beautifully maintained, move-in ready home!

Built in 1986

**Essential Information**

|                |                   |
|----------------|-------------------|
| MLS® #         | A2259101          |
| Price          | \$449,900         |
| Bedrooms       | 4                 |
| Bathrooms      | 4.00              |
| Full Baths     | 3                 |
| Half Baths     | 1                 |
| Square Footage | 1,875             |
| Acres          | 0.23              |
| Year Built     | 1986              |
| Type           | Residential       |
| Sub-Type       | Detached          |
| Style          | 1 and Half Storey |
| Status         | Active            |

**Community Information**

|             |                |
|-------------|----------------|
| Address     | 62 Wedow Drive |
| Subdivision | NONE           |

|             |                  |
|-------------|------------------|
| City        | Whitecourt       |
| County      | Woodlands County |
| Province    | Alberta          |
| Postal Code | T7S 1B7          |

### Amenities

|                |                                     |
|----------------|-------------------------------------|
| Parking Spaces | 4                                   |
| Parking        | Double Garage Attached, Parking Pad |
| # of Garages   | 2                                   |

### Interior

|                   |                                                                                          |
|-------------------|------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), High Ceilings, Kitchen Island, Storage, Vinyl Windows, Walk-In Closet(s) |
| Appliances        | Dishwasher, Dryer, Garage Control(s), Refrigerator, Stove(s), Washer                     |
| Heating           | Fireplace(s), Forced Air, Natural Gas                                                    |
| Cooling           | None                                                                                     |
| Fireplace         | Yes                                                                                      |
| # of Fireplaces   | 2                                                                                        |
| Fireplaces        | Wood Burning                                                                             |
| Has Basement      | Yes                                                                                      |
| Basement          | Full                                                                                     |

### Exterior

|                   |                                                                                                      |
|-------------------|------------------------------------------------------------------------------------------------------|
| Exterior Features | Storage                                                                                              |
| Lot Description   | Back Yard, Backs on to Park/Green Space, Cul-De-Sac, Lawn, Low Maintenance Landscape, Pie Shaped Lot |
| Roof              | Asphalt Shingle                                                                                      |
| Construction      | Stone, Vinyl Siding, Wood Frame                                                                      |
| Foundation        | Wood                                                                                                 |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 23rd, 2025 |
| Days on Market | 47                   |
| Zoning         | R-1B                 |

### Listing Details

|                |                     |
|----------------|---------------------|
| Listing Office | EXIT REALTY RESULTS |
|----------------|---------------------|

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