

# **\$1,250,000 - 14015 100 Avenue, Edmonton**

MLS® #E4430121

**\$1,250,000**

6 Bedroom, 3.50 Bathroom, 4,004 sqft

Single Family on 0.00 Acres

Glenora, Edmonton, AB

INCREDIBLE OPPORTUNITY FOR A ONE-OF-A-KIND PROPERTY IN GLENORA! 4000 sqft above grade plus finished basement on a 10,027 sqft lot with South backyard! ROOFTOP DECK with view of MacKinnon Ravine! Central A/C! 5 Skylights! Significant additions & remodels were done to this property in 1989 & 1995. Sprawling main floor is nearly 3000 sqft with 3 bedrooms, 2 bathrooms, & one of the most beautiful living/kitchen/dining room layouts you've ever seen with wrap around floor-to-ceiling windows! Massive Primary bedroom offers an expansive 5-piece ensuite & dream walk-in closet. Upper level has 2 huge bedrooms, both of which have access to the rooftop patio, plus a 5-piece bath. Finished basement (with side door access) offers 6th bedroom, 3-piece bath, & storage/mechanical. Some of many updates include: new cedar deck (railing will be finished soon), several new windows, new upper level carpet, kitchen quartz counters, upper level water tanks (2023), newer vinyl fencing, furnace & a/c (2010-2014). Must see!

Built in 1952

## **Essential Information**

MLS® #	E4430121
Price	\$1,250,000



Bedrooms	6
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	4,004
Acres	0.00
Year Built	1952
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	14015 100 Avenue
Area	Edmonton
Subdivision	Glenora
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5N 0J2

### Amenities

Amenities	Air Conditioner, Deck, Rooftop Deck/Patio
Parking	Double Garage Attached, Heated

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Garburator, Oven-Built-In, Oven-Microwave, Refrigerator, Storage Shed, Stove-Countertop Electric, Washer, Window Coverings, Garage Heater
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood
Exterior Features	Back Lane, Fenced, Flat Site, Golf Nearby, Landscaped, Private Setting, Public Transportation, Ravine View, River Valley View, Schools, Shopping Nearby, Treed Lot
Roof	Roll Roofing
Construction	Wood
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed            April 10th, 2025

Days on Market      6

Zoning                Zone 11

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