

## \$849,900 - 2020 13 Avenue, Edmonton

MLS® #E4431810

**\$849,900**

5 Bedroom, 4.00 Bathroom, 2,645 sqft

Single Family on 0.00 Acres

Laurel, Edmonton, AB

All the comforts your better half was waiting for. CORNER, TRIPLE CAR ATTACHED GARAGE, SPICE KITCHEN, SEPARATE ENTRANCE TO BASEMENT, HIGH CEILING, Royal welcoming entry, ceramic tile main floor, 2 tone Glossy kitchen with granite countertops, modern lighting, Glass railing, Fire place, Vinyl plank on stairs, feature walls, dual sinks, coffered ceiling are a few of the features out of many. Open to above living room, family room, Full bath + Bedroom, Spice kitchen, pantry and main kitchen with tons of cabinet space with huge buffet style island. Upstairs master suite with his and her closets and 5 piece ensuite. 2 good size bedrooms on the back with Jack and Jill bath, spacious loft another full bath and 4th bedroom completes the floor. Total 5 bedrooms & 4 Bathroom house with Top of the line finishing is artistically landscaped and fenced. No Parking hassle in any way. Conveniently located near a K-9 brand new high school, shopping centers, grocery stores, Anthony Henday & other amenities.

Built in 2022

### Essential Information

MLS® # E4431810

Price \$849,900



Bedrooms	5
Bathrooms	4.00
Full Baths	4
Square Footage	2,645
Acres	0.00
Year Built	2022
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	2020 13 Avenue
Area	Edmonton
Subdivision	Laurel
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 2M7

### Amenities

Amenities	Carbon Monoxide Detectors
Parking	Triple Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Countertop Electric, Stove-Countertop Gas, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Corner Lot, Fenced, Landscaped
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl

Foundation                      Concrete Perimeter

### **Additional Information**

Date Listed                      April 19th, 2025

Days on Market                13

Zoning                              Zone 30



DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on May 2nd, 2025 at 11:33am MDT