

Courtesy Of Ricky Aujla Of Century 21 Bravo Realty

\$699,900 - 22526 98a Avenue, Edmonton

MLS® #E4417404

\$699,900

3 Bedroom, 3.00 Bathroom, 2,308 sqft
Single Family on 0.00 Acres

Secord, Edmonton, AB

Welcome to this exquisite 2308 SF residence in the thriving Secord community, where modern elegance meets family-friendly living. Imagine hosting gatherings in the grand great room, featuring an impressive open-to-above design that bathes the space in natural light. The contemporary kitchen, equipped with premium appliances, seamlessly blends functionality with style, complemented by pristine white oak hardwood floors and ceramic tile. Upstairs, three generously sized bedrooms offer serene retreats for each family member, while the unfinished basement presents a blank canvas for your personalized touch—be it a home theater, gym, or additional living quarters. Secord's abundant walking trails, parks, and preserved wetlands invite you to explore the outdoors, fostering an active lifestyle. With the David Thomas King K-9 School within walking distance, and proximity to shopping centers, restaurants, and major routes like Anthony Henday Drive and Stony Plain Road, convenience is at your doorstep.

Built in 2024

Essential Information

MLS® # E4417404

Price \$699,900



| | |
|----------------|------------------------|
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 2,308 |
| Acres | 0.00 |
| Year Built | 2024 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 22526 98a Avenue |
| Area | Edmonton |
| Subdivision | Secord |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5T 7R7 |

Amenities

| | |
|-----------|---|
| Amenities | Ceiling 9 ft., Closet Organizers, Deck, Hot Water Natural Gas, HRV System, 9 ft. Basement Ceiling |
| Parking | Double Garage Attached |

Interior

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

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Stone, Vinyl |
| Exterior Features | Golf Nearby, No Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |

Construction Wood, Stone, Vinyl
Foundation Concrete Perimeter

Additional Information

Date Listed January 9th, 2025
Days on Market 86
Zoning Zone 58

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 April 5th, 2025 at 8:17am MDT