

# \$879,900 - 2020 13 Avenue, Edmonton

MLS® #E4422946

## \$879,900

5 Bedroom, 4.00 Bathroom, 2,645 sqft  
Single Family on 0.00 Acres

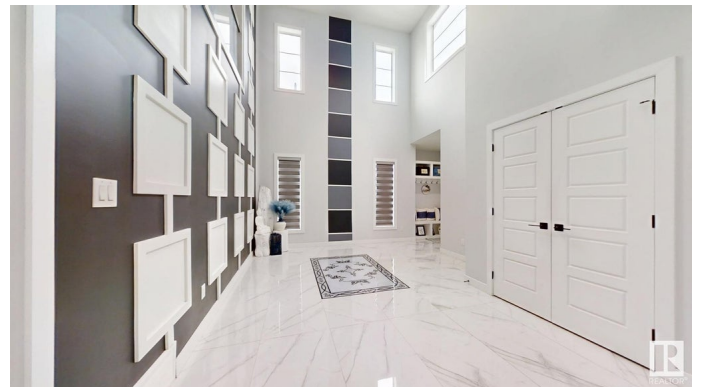
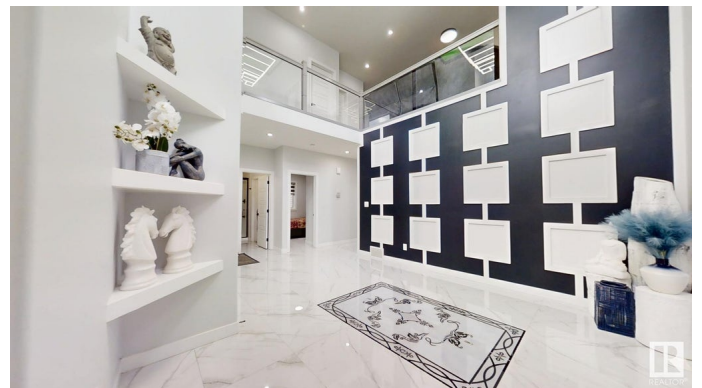
Laurel, Edmonton, AB

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, Vinyl plank on stairs, feature walls, dual sinks, coffered ceiling are a few of the features out of many. On main floor you will find 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® #	E4422946
Price	\$879,900



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, Ceiling 9 ft.
Parking Spaces	6
Parking	Triple Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Oven-Microwave, Refrigerator, Stove-Countertop Electric, Stove-Countertop Gas, Washer, 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, Picnic Area, Public Swimming Pool, Public Transportation

Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	February 26th, 2025
Days on Market	38
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 April 4th, 2025 at 11:32pm MDT