

## **\$499,900 - 22013 98a Avenue, Edmonton**

MLS® #E4432425

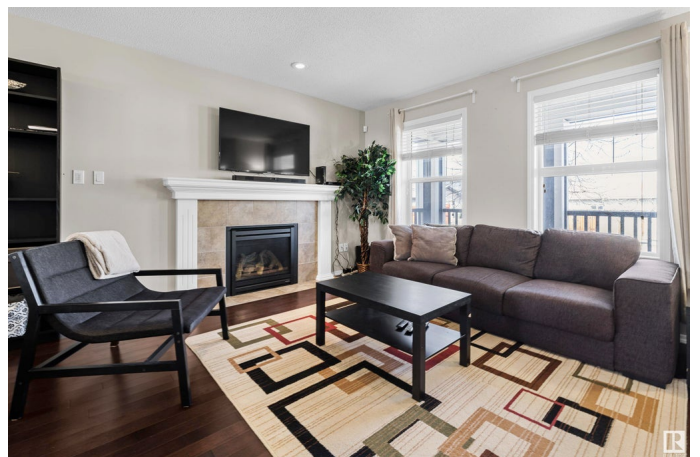
**\$499,900**

3 Bedroom, 3.50 Bathroom, 1,352 sqft

Single Family on 0.00 Acres

Secord, Edmonton, AB

Welcome to this lovely two storey home, situated on a quiet street in the family community of Secord. From the moment you walk in, you will fall in love with the spacious open concept+design! Upon entering the home, you are greeted by a lovely front entrance with a custom feature wall. The living room boasts dark hardwood floors, expansive front windows+a cozy gas fireplace. The kitchen has rich dark cabinets, quartz, stainless appliances, pantry, breakfast bar+a spacious dining area. The main floor is complete w/a 2pc powder room+back mud room. The second floor has a large primary bedroom w/walk-in closet+a 4pc ensuite. There are two more bedrooms+a 4pc bath. The newly finished basement offers a large family room, 4th bedroom, 3pc bath, laundry+ample storage. Enjoy the south facing backyard that feels like an oasis with the spacious over-sized deck. This home is complete w/a double garage + front veranda. Close to parks, schools, shopping, transit+a short drive to major freeways. Your search is over--move in+enjoy!



Built in 2013

### **Essential Information**

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Price \$499,900

|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,352                  |
| Acres          | 0.00                   |
| Year Built     | 2013                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 22013 98a Avenue |
| Area        | Edmonton         |
| Subdivision | Secord           |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5T 4M3          |

### Amenities

|                |   |
|----------------|---|
| Amenities      | On Street Parking, Deck, Front Porch, Vinyl Windows |
| Parking Spaces | 2   |
| Parking        | Double Garage Detached                              |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas   |
| Fireplace         | Yes   |
| Fireplaces        | Mantel  |
| Stories           | 3   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### Exterior

|          |             |
|----------|-------------|
| Exterior | Wood, Vinyl |
|----------|-------------|

|                   |   |
|-------------------|---|
| Exterior Features | Back Lane, Fenced, Golf Nearby, Landscaped, Park/Reserve, Paved Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Vinyl   |
| Foundation        | Concrete Perimeter  |

**School Information**

|            |                          |
|------------|--------------------------|
| Elementary | David Thomas King School |
| Middle     | David Thomas King School |
| High       | Jasper Place School      |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 24th, 2025 |
| Days on Market | 7                |
| Zoning         | Zone 58          |

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Listing information last updated on May 1st, 2025 at 7:47pm MDT