

## \$519,900 - 1715 26a Street, Edmonton

MLS® #E4453204

**\$519,900**

3 Bedroom, 2.50 Bathroom, 1,700 sqft

Single Family on 0.00 Acres

Laurel, Edmonton, AB

Beautiful home in the vibrant community of Laurel, one of Edmonton's fastest-growing areas. Steps from schools, shopping, parks, playgrounds, and transit. The main floor boasts an open-concept layout with a bright living room, elegant dining area, and a modern kitchen featuring quartz countertops, stainless steel appliances, and a walk-in pantry. A mudroom and 2-pc bath complete the level. Upstairs, the spacious primary bedroom offers a walk-in closet and 3-pc en-suite. Three additional bedrooms, a bonus family room, 4-pc bath, and laundry provide comfort and convenience. Features include SEPARATE entrance to the basement and central air conditioning. With stylish finishes and a prime location, this home is perfect for families and professionals alike.

Built in 2021

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4453204  |
| Price          | \$519,900 |
| Bedrooms       | 3         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,700     |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 2021                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 1715 26a Street |
| Area        | Edmonton        |
| Subdivision | Laurel          |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6T 2H9         |

### Amenities

|           |                                                             |
|-----------|-------------------------------------------------------------|
| Amenities | Ceiling 9 ft., No Animal Home, No Smoking Home, See Remarks |
| Parking   | Double Garage Detached                                      |

### Interior

|                   |                                                                                                                                                           |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                          |
| Appliances        | Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Oven-Built-In, Refrigerator, Washer, Stove-Induction, TV Wall Mount |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                 |
| Stories           | 2                                                                                                                                                         |
| Has Basement      | Yes                                                                                                                                                       |
| Basement          | Full, Unfinished                                                                                                                                          |

### Exterior

|                   |                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                  |
| Exterior Features | Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                             |
| Construction      | Wood, Vinyl                                                                                  |
| Foundation        | Concrete Perimeter                                                                           |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 15th, 2025 |
| Days on Market | 13                |

|                |          |
|----------------|----------|
| Zoning         | Zone 30  |
| HOA Fees       | 330      |
| HOA Fees Freq. | Annually |

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Listing information last updated on August 28th, 2025 at 8:02am MDT