\$759,900 - 19119 22 Avenue, Edmonton

MLS® #E4437750

\$759,900

6 Bedroom, 5.00 Bathroom, 2,370 sqft Single Family on 0.00 Acres

River's Edge, Edmonton, AB

Backing onto POND! SOUTH facing yard and WALKOUT LEGAL BASEMENT! This stylish 6-bedroom, 5-bathroom home offers modern comfort with a MAIN FLOOR BEDROOM and full 3-piece bath with a standing shower. The upper floor features FOUR BEDROOMS, and TWO bedrooms feature private ENSUITES for added convenience. The home includes a SPICE KITCHEN with both electric stove and gas stove, brand new S/S upgraded appliances and a walk-in pantry. Durable vinyl plank flooring spans both the main level and SECOND FLOOR, while large windows fill the space with natural light. Fully finished walkout legal basement includes a CHEF KITCHEN, spacious living room and one bedroom with a WALK-IN CLOSET. The home was completed in February 2025 and is still under ONE-YEAR WARRANTY for materials and labour. It also features a WATER PURIFIER system and a WATER SOFTENER. Better than new!

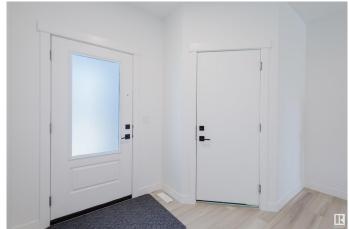
Built in 2024

Essential Information

MLS® # E4437750 Price \$759,900

Bedrooms 6
Bathrooms 5.00
Full Baths 5







Square Footage 2,370 Acres 0.00 Year Built 2024

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

Community Information

Address 19119 22 Avenue

Area Edmonton
Subdivision River's Edge
City Edmonton
County ALBERTA

Province AB

Postal Code T6M 1R1

Amenities

Amenities Walkout Basement, See Remarks

Parking Double Garage Attached

Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan,

Oven-Microwave, Refrigerator, Stove-Electric, Stove-Gas, Washer,

Window Coverings

Heating Forced Air-1, Natural Gas

Stories 3 Has Suite Yes

Has Basement Yes

Basement Full, Finished

Exterior

Exterior Wood, Vinyl

Exterior Features See Remarks

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

Additional Information

Date Listed May 22nd, 2025

Days on Market 13

Zoning Zone 57

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 June 4th, 2025 at 5:03pm MDT