

\$449,000 - 18231 99a Avenue, Edmonton

MLS® #E4444360

\$449,000

4 Bedroom, 2.50 Bathroom, 1,163 sqft

Single Family on 0.00 Acres

La Perle, Edmonton, AB

Welcome to La Perle in West Edmonton. Close to Anthony Henday, White Mud, West Edmonton Mall. Fantastic location, on a quiet street with very little traffic, close to schools, shopping & entertainment. The yard is well developed, grass, trees, fencing, fire pit, & lots of character. This home is substantially renovated including, windows and doors, shingles, furnace, H/W tank, LVP flooring, kitchen, appliances, lighting & paint. A home you must see to experience the quality & comfort. As you enter this 4-level spit home with 1,650 sq ft of finished living space you experience the openness of the main floor, living, dining and kitchen areas. The upper level has 3 BDRM, the master has a full 3 pc bath & walk in closet as well as a 2nd full bath for the other 2 spacious RMS. The lower level has a large family RM & 4th BR with a convenient 1 pc bath. The lower level consists of the mechanical, laundry & open space for future development. The detached garage measures 26.25' d x 18' w and a door of 9' w x 7' h.

Built in 1983

Essential Information

MLS® # E4444360

Price \$449,000



Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,163
Acres	0.00
Year Built	1983
Type	Single Family
Sub-Type	Detached Single Family
Style	4 Level Split
Status	Active

Community Information

Address	18231 99a Avenue
Area	Edmonton
Subdivision	La Perle
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 4G9

Amenities

Amenities	Deck
Parking Spaces	4
Parking	Over Sized, Single Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Gas, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Flat Site, Fruit Trees/Shrubs, Landscaped, No Back Lane, Public Transportation, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	June 26th, 2025
Days on Market	43
Zoning	Zone 20

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 August 8th, 2025 at 8:17pm MDT