

\$600,000 - 22319 94 Avenue, Edmonton

MLS® #E4433471

\$600,000

3 Bedroom, 2.50 Bathroom, 2,150 sqft

Single Family on 0.00 Acres

Secord, Edmonton, AB

WELCOME HOME. This immaculate, show-home worthy 2-story is everything your family needs. Located in the heart of Secord, this property is situated near every amenity a family needs & on a PIE-SHAPED LOT! As you walk in, you are immediately blown away at the breathtaking flooring, open concept design and a kitchen of every chef's dreams. Boasting granite countertops, a massive island, loads of cabinetry, all open to the dining area & living room! The living room is also spacious with a gorgeous electric fireplace and huge windows for added natural light. Slide the patio doors open & you'll be blown away by the ENORMOUS BACKYARD w/ meticulous yet simple landscaping. Upstairs is also impressive! As you walk up the gorgeous staircase, you are greeted by a huge bonus room! The 3 bedrooms are all MASSIVE! The primary bdrm features gorgeous windows, walk-in closet & a EPIC ENSUITE! The UPPER LAUNDRY & 4pc. main bath round out the upper floor. SECORD IS HOME TO MANY PARKS, SCHOOLS & COMING SOON..A NEW REC CENTRE



Built in 2020

Essential Information

MLS® # E4433471

Price \$600,000

| | |
|----------------|------------------------|
| Bedrooms | 3 |
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 2,150 |
| Acres | 0.00 |
| Year Built | 2020 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 22319 94 Avenue |
| Area | Edmonton |
| Subdivision | Secord |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5T 7J9 |

Amenities

| | |
|-----------|---------------------------------|
| Amenities | No Animal Home, No Smoking Home |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | See Remarks |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Cul-De-Sac, Fenced, Golf Nearby, Landscaped, Playground Nearby, |

| | |
|--------------|-------------------------------|
| | Public Transportation, School |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |



Additional Information

| | |
|----------------|------------------|
| Date Listed | April 30th, 2025 |
| Days on Market | 1 |
| Zoning | Zone 58 |

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Listing information last updated on May 1st, 2025 at 4:17pm MDT