

\$500,000 - 22820 94b Avenue, Edmonton

MLS® #E4433569

\$500,000

3 Bedroom, 2.50 Bathroom, 1,477 sqft

Single Family on 0.00 Acres

Secord, Edmonton, AB

Discover this stunning 2018-built, almost 1500 sq. ft. 2-storey home in the vibrant Secord neighbourhood. Nestled in a family-friendly community with parks, schools, and all amenities nearby, this modern gem offers the perfect blend of style and convenience. Featuring a double attached garage, sleek laminate flooring, and a gourmet kitchen with stainless appliances, granite countertops, ceiling-high cabinets, a breakfast bar, and a walk-in pantry. Upstairs, the primary bedroom has walk-in closet with double sink and bidet in the ensuite. Also upstairs is two more bedrooms and the main bath. Enjoy a huge raised back deck, new fence, and electronic locks for added security. The unfinished basement is a blank canvas, awaiting the new owner's inspiration—perfect for a custom rec room or home gym! Ideal for families seeking a move-in-ready home in a thriving, welcoming community.

Built in 2018

Essential Information

MLS® #	E4433569
Price	\$500,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,477
Acres	0.00
Year Built	2018
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	22820 94b Avenue
Area	Edmonton
Subdivision	Secord
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 7B3

Amenities

Amenities	Deck, Detectors Smoke, Exterior Walls- 2"x6", Hot Water Natural Gas, No Smoking Home, Vinyl Windows
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Golf Nearby, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Vegetable Garden
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 1st, 2025
Days on Market	14
Zoning	Zone 58



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 May 15th, 2025 at 6:17am MDT