\$435,000 - 18820 86a Avenue, Edmonton

MLS® #E4457480

\$435.000

4 Bedroom, 3.00 Bathroom, 1,192 sqft Single Family on 0.00 Acres

Aldergrove, Edmonton, AB

Welcome home to Aldergrove! This well-kept 4-level split offers 4 bedrooms,3 rooms upstairs including a full primary ensuite with shower. Bright and welcoming, the main level features a large living room with huge windows. The full finished third level offers a spacious family room with wood-burning fireplace, another full bathroom and fourth bedroom. The functional layout with newly updated grading around the home(not shown in photos) provides plenty of space for families or shared living. Enjoy the detached double garage with an extra-tall overhead door, perfect for trucks, tools, or added storage. Additional highlights include a partially finished basement with a brand new hot water tank and potential, for a future rec room or home office. Located on a generous lot with mature trees, with recently added grading around the house, huge shed and backyard, close to all amenities. new LRT and West Edmonton Mall, this home is ideal for buyers seeking value, space, and versatility.

Built in 1984

Essential Information

MLS® # E4457480 Price \$435,000

Bedrooms 4







Bathrooms 3.00

Full Baths 3

Square Footage 1,192 Acres 0.00 Year Built 1984

Type Single Family

Sub-Type Detached Single Family

Style 4 Level Split

Status Active

Community Information

Address 18820 86a Avenue

Area Edmonton
Subdivision Aldergrove
City Edmonton
County ALBERTA

Province AB

Postal Code T5T 4X9

Amenities

Amenities Parking-Extra, R.V. Storage Parking Double Garage Detached

Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Oven-Microwave, Refrigerator,

Stove-Electric, Washer, Window Coverings

Heating Forced Air-1, Natural Gas

Stories 3

Has Basement Yes

Basement See Remarks, Partially Finished

Exterior

Exterior Wood, Brick, Vinyl

Exterior Features Fenced, Golf Nearby, Playground Nearby, Public Transportation,

Schools, Shopping Nearby, Treed Lot

Roof Asphalt Shingles

Construction Wood, Brick, Vinyl

Foundation Concrete Perimeter

Additional Information

Date Listed September 12th, 2025

Days on Market 50

Zoning Zone 20

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