

## **\$629,900 - 19322 22a Avenue, Edmonton**

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MLS® #E4435157

**\$629,900**

4 Bedroom, 3.00 Bathroom, 2,133 sqft

Single Family on 0.00 Acres

River's Edge, Edmonton, AB

The Karma 22 by Jayman BUILT is in an amazing newer community of Rivers Edge - easy access! This home features Jayman's™ Core Performance features including SOLAR, triple pane windows and tankless hot water system so you don't run out of hot water no matter how long the showers are! SMART home technology, HRV and high efficiency furnace, stainless steel appliances are also included. The main floor has 9'™ ceilings, luxury vinyl plank flooring and a bedroom / den with a full bathroom as well! Open concept - living and dining room flow together and are open to the stunning kitchen with smooth quartz counter tops, island with eating bar and a walk through pantry. The second level has a luxurious owners suite with walk-in closet that opens to the laundry room. Full ensuite bath. There are two more bedrooms and a second full bath here plus a roomy bonus family room. The attached garage is convenient and the large yard will give you lots of opportunity to personalize your space.



Built in 2025

### **Essential Information**

MLS® #                      E4435157

Price                         \$629,900

Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,133
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	19322 22a Avenue
Area	Edmonton
Subdivision	River's Edge
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 3B7

### Amenities

Amenities	Ceiling 9 ft., Hot Water Tankless
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed            May 6th, 2025  
Days on Market      4  
Zoning                Zone 57

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