

Courtesy Of Kent Clark Of Blackmore Real Estate

## **\$599,900 - 14715 84 Avenue, Edmonton**

MLS® #E4443546

**\$599,900**

5 Bedroom, 2.50 Bathroom, 1,521 sqft

Single Family on 0.00 Acres

Laurier Heights, Edmonton, AB

If you live in Edmonton you know about Laurier Heights. This premier neighbourhood located along the Northern banks of the North Saskatchewan river has tree lined streets, parks, local shops and restaurants, The Valley Zoo and incredible access to commuter routes reaching all corners of the city, all within minutes of this incredible home. This 1520+ SQFT bungalow brings both old world charm and modern functionality all on a beautiful tree lined lot filled with easy to care for flowers and places to grow your garden. Inside you are welcomed through the vast foyer into the main living space. With a cozy and stylish fireplace and plenty of windows. The large dining area offers plenty of room to host dinner parties. The spacious eat-in kitchen looks over the yard and there is ample storage. With 3 bedrooms, a renovated full bath and a primary suite with HUGE windows, closet and an en-suite. Downstairs is an additional 2 bedrooms, a HUGE rec room, 3 pce bath, laundry room and storage. Plus a detached garage.

Built in 1957

### **Essential Information**

MLS® # E4443546

Price \$599,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 5                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,521                  |
| Acres          | 0.00                   |
| Year Built     | 1957                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 14715 84 Avenue |
| Area        | Edmonton        |
| Subdivision | Laurier Heights |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5R 3X1         |

### Amenities

|           |                                                                        |
|-----------|------------------------------------------------------------------------|
| Amenities | Off Street Parking, On Street Parking, No Animal Home, No Smoking Home |
| Parking   | Single Garage Detached                                                 |

### Interior

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

### Exterior

|                   |                                                                                                                                        |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Metal                                                                                                                            |
| Exterior Features | Fenced, Flat Site, Low Maintenance Landscape, Paved Lane, Picnic Area, Playground Nearby, Public Swimming Pool, Public Transportation, |

|              |                          |
|--------------|--------------------------|
|              | Schools, Shopping Nearby |
| Roof         | Asphalt Shingles         |
| Construction | Wood, Metal              |
| Foundation   | Concrete Perimeter       |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 20th, 2025 |
| Days on Market | 8               |
| Zoning         | Zone 10         |

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Listing information last updated on June 28th, 2025 at 4:32am MDT