

## \$985,000 - 2517 14a Avenue, Edmonton

MLS® #E4418312

**\$985,000**

7 Bedroom, 6.00 Bathroom, 3,132 sqft

Single Family on 0.00 Acres

Laurel, Edmonton, AB

This stunning custom-built 3100 sq ft air-conditioned home, located in the desirable community of Laurel, is the epitome of luxury, space, and functionality. The main floor features beautiful ceramic tile flooring throughout, with a spacious front sitting area, a 5th bedroom, and a 3-piece bathroom. The open-concept rear living space includes a chef's dream kitchen, complete with a massive island, brand-new appliances, and a butler's pantry. Upstairs, you'll find a luxurious primary suite with a 5-piece ensuite and a walk-in closet, offering the perfect retreat. There is a Jack and Jill bathroom shared by two lg bdrms, a 4th bdrm with a private ensuite & a convenient top-floor laundry rm. FF basement is a highlight, offering a 2-bedroom legal suite with a full kitchen, 4pc bthrm & laundry. Additionally, there is a separate owners' suite complete with a wet bar, rec room & theatre/media/flex room. Outside, there is a lovely deck with a gas line for BBQs. The Triple-car garage features epoxy flooring.

Built in 2024

### Essential Information

MLS® # E4418312

Price \$985,000



Bedrooms	7
Bathrooms	6.00
Full Baths	6
Square Footage	3,132
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	2517 14a Avenue
Area	Edmonton
Subdivision	Laurel
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 2T6

### **Amenities**

Amenities	Air Conditioner, Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Hot Water Tankless, No Smoking Home, Vacuum System-Roughed-In
Parking	Triple Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Stacked Washer/Dryer, Stove-Countertop Electric, Stove-Electric, Washer, Refrigerators-Two
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Remote Control
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	January 16th, 2025
Days on Market	83
Zoning	Zone 30

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