

\$619,900 - 22829 95a Avenue, Edmonton

MLS® #E4465524

\$619,900

4 Bedroom, 3.50 Bathroom, 1,710 sqft

Single Family on 0.00 Acres

Secord, Edmonton, AB

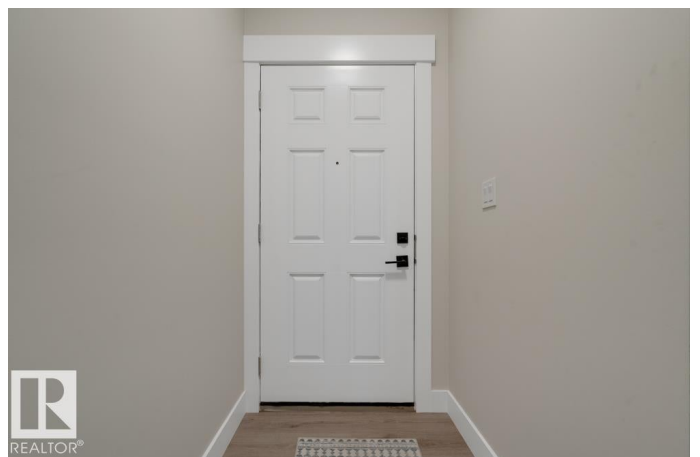
Welcome to 22829 95A AVE NW – a BEAUTIFULLY designed 2-storey with a LEGAL BASEMENT SUITE in the family-friendly community of SECORD! This home offers the perfect blend of COMFORT, STYLE, and INCOME POTENTIAL. The main floor features an OPEN-CONCEPT layout with a BRIGHT LIVING ROOM, modern KITCHEN with LARGE ISLAND and WALK-IN PANTRY, and a dining area ideal for FAMILY GATHERINGS. A convenient MUDROOM and half bath complete this level. Upstairs, enjoy THREE SPACIOUS BEDROOMS including a LARGE PRIMARY SUITE with WALK-IN CLOSET and 5PC ENSUITE. The BONUS ROOM and UPSTAIRS LAUNDRY make family living easy and functional. Downstairs, the FULLY FINISHED LEGAL SUITE includes its OWN LAUNDRY, KITCHEN, LIVING AREA, BEDROOM, and BATHROOM – perfect for EXTENDED FAMILY or RENTAL INCOME. With MODERN FINISHES, SMART DESIGN, and a PRIME LOCATION near parks, schools, and amenities, this home is an EXCEPTIONAL VALUE for both FAMILIES and INVESTORS!

Built in 2022

Essential Information

MLS® #

E4465524



Price	\$619,900
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,710
Acres	0.00
Year Built	2022
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	22829 95a Avenue
Area	Edmonton
Subdivision	Secord
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 7H5

Amenities

Amenities	Carbon Monoxide Detectors, Detectors Smoke, Hot Water Natural Gas, Vinyl Windows
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two
Heating	Forced Air-2, Natural Gas
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
----------	-------------

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

Additional Information

Date Listed	November 12th, 2025
Days on Market	1
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 November 13th, 2025 at 3:47am MST