

## \$449,000 - 18955 82 Avenue, Edmonton

MLS® #E4441603

**\$449,000**

3 Bedroom, 1.50 Bathroom, 1,547 sqft

Single Family on 0.00 Acres

Aldergrove, Edmonton, AB

Welcome to this beautifully updated home nestled in the desirable neighbourhood of Aldergrove, backing onto a tranquil green space. Enjoy A/C, a heated double attached garage, and a sun-soaked south-facing backyard with a stone patio—perfect for entertaining. Inside, stunning Acacia hardwood floors flow throughout the main level. The spacious living/dining area features a tiled gas fireplace and opens to a modern kitchen with ample cabinetry, a large island, granite countertops, and garden doors to the yard. Upstairs offers three generous bedrooms, including a lovely primary with elegant double doors, his & hers closets, and access to the stylish main bath. The basement is partially finished with framing, drywall, and roughed-in plumbing for a future bathroom. Ideally located near parks, schools, shopping, transit, and with quick access to the Henday.

Built in 1984

### Essential Information

MLS® #	E4441603
Price	\$449,000
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1



Square Footage	1,547
Acres	0.00
Year Built	1984
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	18955 82 Avenue
Area	Edmonton
Subdivision	Aldergrove
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 5C6

### Amenities

Amenities	Air Conditioner, Patio, See Remarks
Parking	Double Garage Attached

### Interior

Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings, See Remarks, Garage Heater
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed June 10th, 2025

Days on Market 6

Zoning Zone 20

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