

## \$480,000 - 2917 21a Avenue, Edmonton

MLS® #E4453812

**\$480,000**

3 Bedroom, 3.50 Bathroom, 1,620 sqft

Single Family on 0.00 Acres

Laurel, Edmonton, AB

Don't miss out on this bright and sunny gem of a family home w/ three FULLY finished floors! Main floor has a spacious entry w/ an attached family room, 2pc bathroom. Massive kitchen with tons of counter space, large walk-in pantry. Great entertaining space w/ the dining area right besides the kitchen , and semi open concept into the living room for just the perfect amount of separation. Upstairs you'll find your large master retreat with a 4pc ensuite, large walk-in closet and bench seating w/ extra storage. Two more good sized bedrooms upstairs w/ the third one having a walk-in closet. Another 4pc bathroom to finish up the upstairs. Basement has a massive rec room w/ large windows and 9ft ceilings making the space inviting and warm. Bonus spa like bathroom w/ a jetted soaker tub, stand up steam shower. Laundry room & tons of storage in the basement. Back yard has been beautifully landscaped with pavers stone patio & walkway to your partially insulated dbl garage which is already wired for 220V!

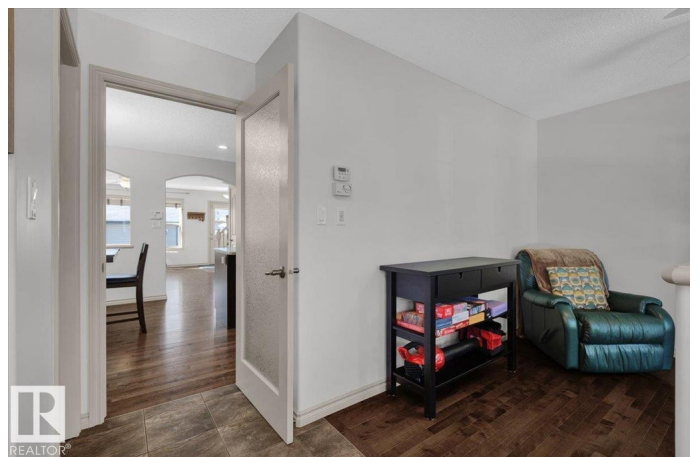
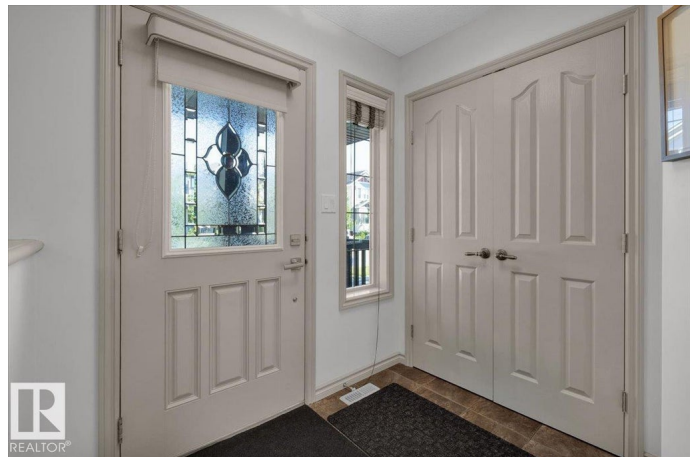
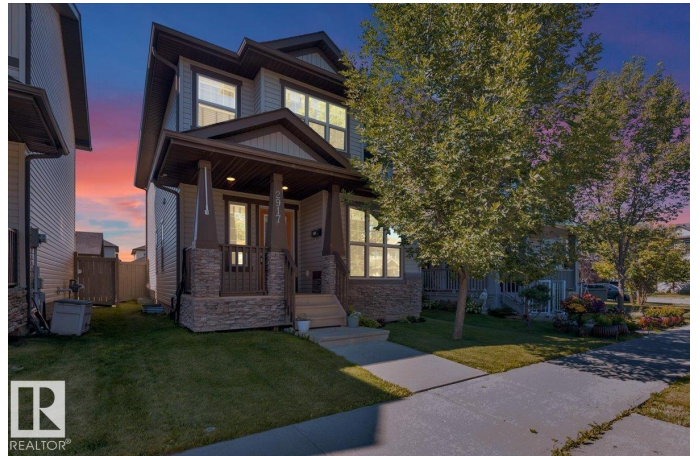
Built in 2010

### Essential Information

MLS® # E4453812

Price \$480,000

Bedrooms 3



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,620                  |
| Acres          | 0.00                   |
| Year Built     | 2010                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 2917 21a Avenue |
| Area        | Edmonton        |
| Subdivision | Laurel          |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6T 0K3         |

### Amenities

|                |                                                                                                                               |
|----------------|-------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Off Street Parking, Carbon Monoxide Detectors, Deck, Front Porch, Hot Water Tankless, No Smoking Home, 9 ft. Basement Ceiling |
| Parking Spaces | 4                                                                                                                             |
| Parking        | Double Garage Detached                                                                                                        |

### Interior

|                   |                                                                  |
|-------------------|------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                 |
| Appliances        | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                        |
| Stories           | 3                                                                |
| Has Basement      | Yes                                                              |
| Basement          | Full, Finished                                                   |

### Exterior

|                   |                                                                                |
|-------------------|--------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                             |
| Exterior Features | Back Lane, Fenced, Landscaped, Playground Nearby, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                               |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Stone, Vinyl |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 20th, 2025 |
| Days on Market | 3                 |
| Zoning         | Zone 30           |

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 August 23rd, 2025 at 1:32pm MDT