

# \$739,000 - 140 28 Street, Edmonton

MLS® #E4436194

**\$739,000**

6 Bedroom, 5.00 Bathroom, 2,110 sqft  
Single Family on 0.00 Acres

Alces, Edmonton, AB

Welcome to Alces! This stunning modern 3-unit dwelling perfect for homeowners, investors, or multi-generational living. The main residence features 3 bedrooms, a den, and 3 full bathrooms, Den and full bathroom on the main floor. An open-concept layout, high-end finishes, and a spacious master suite. The LEGAL BASEMENT features 2-bedroom, 1-bath basement suite has a separate entrance, full kitchen, and in-suite laundry, while the 1-bedroom, 1-bath GARDEN SUITE offers a private, self-contained living space with a full kitchen and separate laundry. Additional highlights include a detached garage, energy-efficient appliances, and a prime location near schools, shopping, and transit. All appliances included! Donâ€™t miss out on this turnkey opportunity!

Built in 2025

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4436194  |
| Price          | \$739,000 |
| Bedrooms       | 6         |
| Bathrooms      | 5.00      |
| Full Baths     | 5         |
| Square Footage | 2,110     |
| Acres          | 0.00      |
| Year Built     | 2025      |



|          |                        |
|----------|------------------------|
| Type     | Single Family          |
| Sub-Type | Detached Single Family |
| Style    | 2 Storey               |
| Status   | Active                 |

### Community Information

|             |               |
|-------------|---------------|
| Address     | 140 28 Street |
| Area        | Edmonton      |
| Subdivision | Alces         |
| City        | Edmonton      |
| County      | ALBERTA       |
| Province    | AB            |
| Postal Code | T6E 6N1       |

### Amenities

|                |  |
|----------------|--|
| Amenities      | Off Street Parking, On Street Parking, No Smoking Home |
| Parking Spaces | 4  |
| Parking        | Double Garage Detached                                 |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Oven-Built-In, Refrigerator, Stacked Washer/Dryer, Dryer-Two, Refrigerators-Two, Washers-Two, Microwave Hood Fan-Two, Oven Built-In-Two |
| Heating           | Forced Air-1, Natural Gas  |
| Stories           | 3  |
| Has Suite         | Yes  |
| Has Basement      | Yes  |
| Basement          | Full, Finished   |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Vinyl                                 |
| Exterior Features | Playground Nearby, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                            |
| Construction      | Wood, Vinyl                                 |
| Foundation        | Slab  |

### Additional Information

|             |                |
|-------------|----------------|
| Date Listed | May 13th, 2025 |
|-------------|----------------|

Days on Market 10

Zoning Zone 53

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Listing information last updated on May 23rd, 2025 at 7:32pm MDT