# \$485,000 - 1229 27 Street, Edmonton

MLS® #E4438298

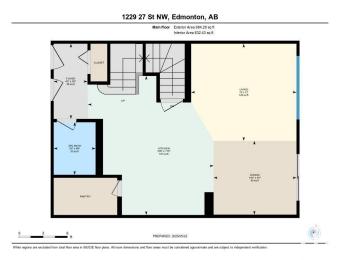
#### \$485,000

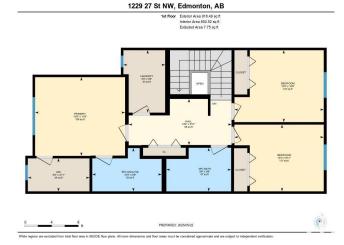
3 Bedroom, 2.50 Bathroom, 1,603 sqft Single Family on 0.00 Acres

Laurel, Edmonton, AB

\*Potential For LEGAL SUIT \* Beautiful 3-Bed Duplex in Laurel – Move-In Ready! Welcome to this around 1600 sq ft duplex in the desirable community of Laurel, built in 2018. Featuring 3 spacious bedrooms, including a primary with a 4-pc ensuite, an oversized common bathroom, and a flexible bonus area upstairsâ€"perfect for a home office or playroom. Enjoy an open-concept main floor, wide double attached garage, and a stylish stone & vinyl exterior. Located close to schools, shopping, the rec center, and with quick access to Anthony Henday Driveâ€"this home offers both comfort and convenience. A perfect home for families or first-time buyersâ€"don't miss out!







Built in 2018

#### **Essential Information**

MLS® #	E4438298
Price	\$485,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,603
Acres	0.00
Year Built	2018

Туре	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

# **Community Information**

1229 27 Street
Edmonton
Laurel
Edmonton
ALBERTA
AB
T6T 2J3

### Amenities

Amenities	Ceiling 9 ft., Deck
Parking	Double Garage Attached

#### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Gas, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Cul-De-Sac, Fenced, Flat Site, Playground Nearby,
	Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

# **School Information**

Elementary	Svend Hansen School
Middle	Kate chegwin
High	Elder Dr. Francis

# **Additional Information**

Date Listed May 23rd, 2025

2

Days on Market

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 May 25th, 2025 at 1:02pm MDT