

\$469,900 - 3019 22 Avenue, Edmonton

MLS® #E4443089

\$469,900

3 Bedroom, 3.50 Bathroom, 1,329 sqft

Single Family on 0.00 Acres

Laurel, Edmonton, AB

Step into this bright, open-concept home!!! The large entryway leads to a kitchen equipped with stainless steel appliances, an upgraded tile backsplash, a corner pantry, and a sizeable island. Adjacent are the dining room with patio access to the backyard, and a living room featuring a gas fireplace and hardwood floors. A half bath and main floor laundry complete this level. Ascend to the large primary suite boasting a 4-piece ensuite and walk-in closet. Two more bedrooms and a 4-piece main bath finish the upper floor. The fully finished basement adds a Rec Room/family room and a 3-piece bathroom. Outside, the fully fenced backyard includes a deck and shed for entertaining. Plus, a double attached garage. Don't miss out on this opportunity, it's the perfect place to call home!!!

Built in 2009

Essential Information

MLS® #	E4443089
Price	\$469,900
Bedrooms	3
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,329
Acres	0.00



Year Built	2009
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	3019 22 Avenue
Area	Edmonton
Subdivision	Laurel
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 0J9

Amenities

Amenities	Deck, Detectors Smoke
Parking	Double Garage Attached

Interior

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

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	June 19th, 2025
Days on Market	2

Zoning

Zone 30

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