

\$524,900 - 2528 20 Avenue, Edmonton

MLS® #E4429977

\$524,900

3 Bedroom, 2.50 Bathroom, 1,858 sqft

Single Family on 0.00 Acres

Laurel, Edmonton, AB

Located in the vibrant, family-friendly community of Laurel, 2528 20 Ave is a beautifully designed south-facing 2-storey home offering 1858 sqft of comfortable living. It features 3 bedrooms, 3 bathrooms, upstairs laundry, central A/C, and is solar ready. The side entrance offers potential for a future suite, while the oversized garage provides ample room for parking or storage. Inside, you'll find a bright, open layout perfect for modern living and entertaining. The spacious primary bedroom includes a walk-in closet and a gorgeous ensuite with double sinks, a soaker tub, and a separate shower. One of the secondary bedrooms also features a walk-in closet—great for teens or guests. Located within walking distance to a K-9 school, a high school, and the Meadows Rec Centre, plus close to parks, shopping, and transit, this move-in ready home truly checks all the boxes for families or investors alike.

Built in 2016

Essential Information

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|------------|-----------|
| MLS® # | E4429977 |
| Price | \$524,900 |
| Bedrooms | 3 |
| Bathrooms | 2.50 |
| Full Baths | 2 |



| | |
|----------------|------------------------|
| Half Baths | 1 |
| Square Footage | 1,858 |
| Acres | 0.00 |
| Year Built | 2016 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 2528 20 Avenue |
| Area | Edmonton |
| Subdivision | Laurel |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6T 0Y7 |

Amenities

| | |
|-----------|--|
| Amenities | Air Conditioner, Carbon Monoxide Detectors, Ceiling 9 ft., Deck, Hot Water Electric, See Remarks, HRV System, 9 ft. Basement Ceiling |
| Parking | Double Garage Detached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, TV Wall Mount, Curtains and Blinds |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Tile Surround |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Asphalt, Stone, Vinyl |
| Exterior Features | Back Lane, Fenced, Flat Site, Fruit Trees/Shrubs, Landscaped, Paved Lane, Playground Nearby, Public Transportation, Schools, Treed Lot, View City, See Remarks |

| | |
|--------------|-----------------------------|
| Roof | Asphalt Shingles |
| Construction | Wood, Asphalt, Stone, Vinyl |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|----------------------------|
| Elementary | Svend Hansen |
| Middle | Svend Hansen |
| High | Elder Dr. Francis Whiskeyj |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 10th, 2025 |
| Days on Market | 22 |
| Zoning | Zone 30 |

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Listing information last updated on May 2nd, 2025 at 9:32am MDT