

## \$425,000 - 18952 82 Avenue, Edmonton

MLS® #E4441823

**\$425,000**

4 Bedroom, 2.00 Bathroom, 1,180 sqft

Single Family on 0.00 Acres

Aldergrove, Edmonton, AB

Discover an exquisitely reimagined home, situated in the established charm of Aldergrove, offering a combined 2,188 sqft of thoughtfully curated living space. The main floor has been transformed with grand-scale gatherings in mind—showcasing a sprawling dining area adorned with tavern-grade oak floors and an opulent chef’s kitchen featuring cork flooring, an impressively oversized island, and extended custom cabinetry worthy of culinary distinction. Ascend to a dramatically opened upper level revealing a voluminous living room with adjoining flex space. A luxuriously renovated 4pc bath, illuminated by a skylight, serves the upper bedroom. Descending to the lower level, you'll find three more generous bedrooms accompanied by a refined 3pc bath for effortless accessibility. The basement offers laundry & vast, untapped area ready for your touch. Outdoors, revel in nature's splendor with a majestic maple, flourishing raspberry bushes, & fruit-bearing haskap trees. An oversized driveway completes the offering.

Built in 1985

### Essential Information

MLS® # E4441823

Price \$425,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,180                  |
| Acres          | 0.00                   |
| Year Built     | 1985                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 4 Level Split          |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 18952 82 Avenue |
| Area        | Edmonton        |
| Subdivision | Aldergrove      |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5T 5C6         |

### Amenities

|           |                                                                                                                                                  |
|-----------|--------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Off Street Parking, On Street Parking, Detectors Smoke, No Smoking Home, Patio, Smart/Program. Thermostat, R.V. Storage, Skylight, Vinyl Windows |
| Parking   | Front Drive Access, No Garage, Parking Pad Cement/Paved, RV Parking                                                                              |

### Interior

|              |                                                                                                            |
|--------------|------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas                                                                                  |
| Stories      | 3                                                                                                          |
| Has Basement | Yes                                                                                                        |
| Basement     | Full, Partially Finished                                                                                   |

### Exterior

|                   |                                                                                                                                                                  |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                                                                      |
| Exterior Features | Fenced, Fruit Trees/Shrubs, Golf Nearby, Landscaped, No Back Lane, Paved Lane, Picnic Area, Playground Nearby, Public Transportation, Shopping Nearby, Treed Lot |

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

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 11th, 2025 |
| Days on Market | 5               |
| Zoning         | Zone 20         |

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Listing information last updated on June 16th, 2025 at 1:02pm MDT