

## \$699,900 - 18120 89 Street, Edmonton

MLS® #E4462875

**\$699,900**

5 Bedroom, 3.00 Bathroom, 2,298 sqft

Single Family on 0.00 Acres

Klarvatten, Edmonton, AB

Former Showhome awaits, a spacious two-storey home in the heart of Klarvatten. Offering over 2200 sq ft of living space, this 5-bedroom, 3-bathroom residence is thoughtfully designed for family living and entertaining. The open-concept main floor features a generous kitchen with the most beautiful stone countertops, stainless steel appliances, and a walk-through pantry a bedroom and full bathroom. Upstairs, you'll find well-sized 4 bedrooms including a serene primary suite with a walk-in closet and 5-piece ensuite. This level also features a family bath and bonus room with its own fireplace. The side entrance to unfinished basement offers a blank canvas for future development whether you envision a home gym, media room, or income-generating suite. Located on a quiet street near schools, parks, and scenic walking trails, this home combines comfort, potential, and location. The backyard is ready for all your hosting with custom patio . Central air and heated garage round off this Gem of a home.

Built in 2021

### Essential Information

MLS® # E4462875

Price \$699,900

Bedrooms 5



|                |                        |
|----------------|------------------------|
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 2,298                  |
| Acres          | 0.00                   |
| Year Built     | 2021                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 18120 89 Street |
| Area        | Edmonton        |
| Subdivision | Klarvatten      |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5Z 0S8         |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Deck                   |
| Parking   | Double Garage Attached |

### Interior

|                   |                                                                                                                      |
|-------------------|----------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                     |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Refrigerator, Stove-Countertop Electric, Washer, Garage Heater |
| Heating           | Forced Air-1, Natural Gas                                                                                            |
| Stories           | 2                                                                                                                    |
| Has Basement      | Yes                                                                                                                  |
| Basement          | Full, Unfinished                                                                                                     |

### Exterior

|                   |                                                               |
|-------------------|---------------------------------------------------------------|
| Exterior          | Wood, Stucco                                                  |
| Exterior Features | Fenced, Flat Site, Landscaped, Public Transportation, Schools |
| Roof              | Asphalt Shingles                                              |
| Construction      | Wood, Stucco                                                  |
| Foundation        | Concrete Perimeter                                            |

### Additional Information

Date Listed           October 20th, 2025

Days on Market     15

Zoning               Zone 28

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