

## \$409,900 - 2909 18a Avenue, Edmonton

MLS® #E4437374

**\$409,900**

3 Bedroom, 2.50 Bathroom, 1,410 sqft

Single Family on 0.00 Acres

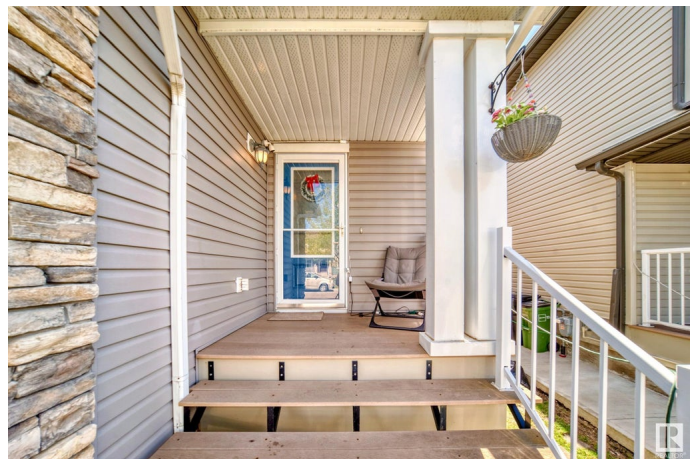
Laurel, Edmonton, AB

Welcome to this 3 bedroom half duplex located in the heart of Laurel. This home offers a spacious main floor with the kitchen offering ample cabinet and counter top space. The living room is large in size and has an abundance of natural light. The dining area looks on to the massive back yard that's also backing onto the green space behind the home. The upper floor has 3 spacious bedrooms with the master offering a full en suite. The basement is ready for you to develop. This home also has an attached garage and a large drive way. Located close to schools parks, and shopping. Make this home yours!

Built in 2011

### Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | E4437374      |
| Price          | \$409,900     |
| Bedrooms       | 3             |
| Bathrooms      | 2.50          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,410         |
| Acres          | 0.00          |
| Year Built     | 2011          |
| Type           | Single Family |



|          |             |
|----------|-------------|
| Sub-Type | Half Duplex |
| Style    | 2 Storey    |
| Status   | Active      |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 2909 18a Avenue |
| Area        | Edmonton        |
| Subdivision | Laurel          |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6T 0N7         |

### Amenities

|           |  |
|-----------|--|
| Amenities | Air Conditioner, Deck, No Animal Home, No Smoking Home |
| Parking   | Single Garage Attached                                 |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas  |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Partially Finished   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |
| Foundation        | Concrete Perimeter   |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 20th, 2025 |
| Days on Market | 85             |
| Zoning         | Zone 30        |

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Listing information last updated on August 13th, 2025 at 8:02pm MDT