

## \$978,888 - 1707 18 Street, Edmonton

MLS® #E4428576

**\$978,888**

5 Bedroom, 4.50 Bathroom, 3,359 sqft

Single Family on 0.00 Acres

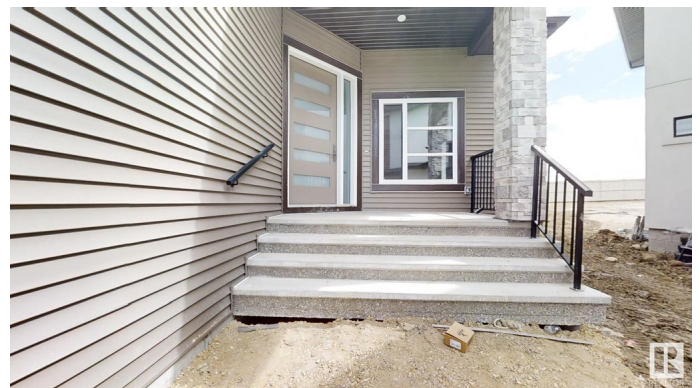
Laurel, Edmonton, AB

Stunning Custom-Built Triple Garage Home in Laurel located in Edmonton's highly sought-after Laurel community, this Craftsman-inspired home offers quick access to schools, the Meadows Rec Centre, and a commercial plaza. With over 3,300 sq. ft. of living space, this home features dual master bedrooms, 3 full bathrooms upstairs, and an unfinished basement. Enjoy dual living areas with soaring ceilings, an electric fireplace, and a spacious main floor bedroom with a 3-piece ensuite. The chef's kitchen boasts an oversized island, gas cooktop, walk-through pantry, and stainless steel appliances. The formal dining and nook areas are complemented by granite and quartz countertops. Upstairs, the master suite offers coffered ceilings, a walk-in closet, and a 5-piece ensuite. A large bonus room and second master with its own ensuite complete the upper floor. The full basement with 9' ceilings is ideal for future development. A truly flawless home, perfect for family living.

Built in 2024

### Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4428576  |
| Price    | \$978,888 |
| Bedrooms | 5         |



|                |                        |
|----------------|------------------------|
| Bathrooms      | 4.50                   |
| Full Baths     | 4                      |
| Half Baths     | 1                      |
| Square Footage | 3,359                  |
| Acres          | 0.00                   |
| Year Built     | 2024                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 1707 18 Street |
| Area        | Edmonton       |
| Subdivision | Laurel         |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6T 2N2        |

### Amenities

|           |   |
|-----------|---|
| Amenities | Ceiling 9 ft., Secured Parking, See Remarks, HRV System |
| Parking   | Triple Garage Attached                                  |

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Appliances        | See Remarks               |
| Heating           | Forced Air-1, Natural Gas |
| Fireplace         | Yes                       |
| Fireplaces        | Glass Door                |
| Stories           | 2                         |
| Has Basement      | Yes                       |
| Basement          | Full, Unfinished          |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stone, Vinyl  |
| Exterior Features | Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles  |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Stone, Vinyl |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | April 1st, 2025 |
| Days on Market | 37              |
| Zoning         | Zone 30         |

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Listing information last updated on May 8th, 2025 at 11:02am MDT