

Courtesy Of Christina A Reid Of Century 21 Leading

\$709,900 - 2030 13a Avenue, Edmonton

MLS® #E4414957

\$709,900

4 Bedroom, 3.00 Bathroom, 2,214 sqft

Single Family on 0.00 Acres

Laurel, Edmonton, AB

Experience innovation at its finest with this home currently under construction. Our state-of-the-art, climate-controlled Acqbuilt home construction ensures precision and quality in every detail. Using cutting-edge robotics, we build your home with millimetre precision, resulting in an airtight, energy-efficient oasis. Say goodbye to drafts and uneven temperatures with our Hi-Velocity Heating System, providing superior comfort and breathe easy with our 3-stage indoor air purification system. Live efficiently with our on-demand hot water system, triple pane windows, and ENERGY STAR® appliances. Upgrade to a Landmark Home and elevate your living. Open to below, SIDE ENTRANCE for future basement suite, SPICE KITCHEN, over-sized garage, plus bedroom and full bath on the main floor. Located on a standard pie shape lot, this lot is NOT a zero lot.



Built in 2024

Essential Information

MLS® #	E4414957
Price	\$709,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,214

Acres 0.00
 Year Built 2024
 Type Single Family
 Sub-Type Detached Single Family
 Style 2 Storey
 Status Active

Community Information

Address 2030 13a Avenue
 Area Edmonton
 Subdivision Laurel
 City Edmonton
 County ALBERTA
 Province AB
 Postal Code T6T 2R8

Amenities

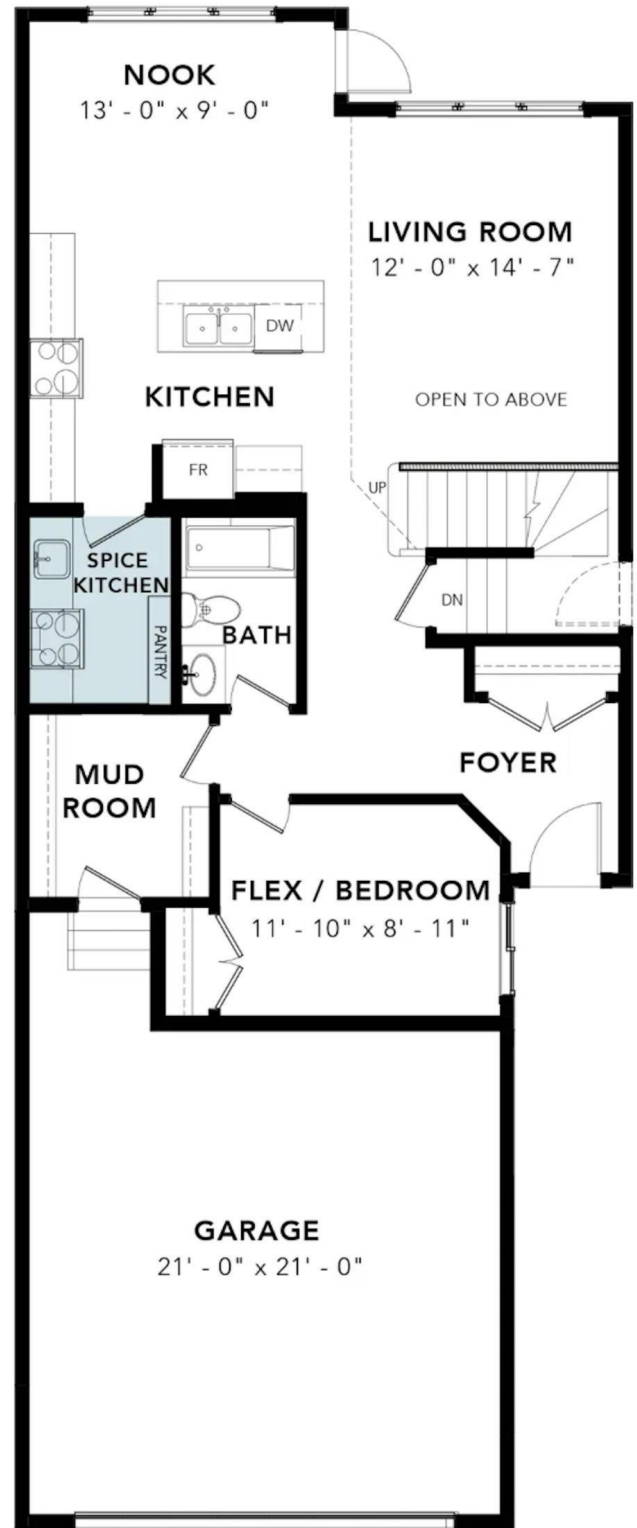
Amenities Carbon Monoxide Detectors, Tankless, Smart/Program. Tr
 Parking Double Garage Attached, Ov

Interior

Interior Features ensuite bathroom
 Appliances Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, \n
 Heating Forced Air-1, Natural Gas
 Fireplace Yes
 Fireplaces Insert
 Stories 2
 Has Basement Yes
 Basement Full, Unfinished

Exterior

Exterior Prefab, Vinyl
 Exterior Features Airport Nearby, Cul-De-Sac, Golf Nearby, Playground Nearby, Public Transportation, Schools, Shopping Nearby
 Roof Asphalt Shingles
 Construction Prefab, Vinyl
 Foundation Concrete Perimeter

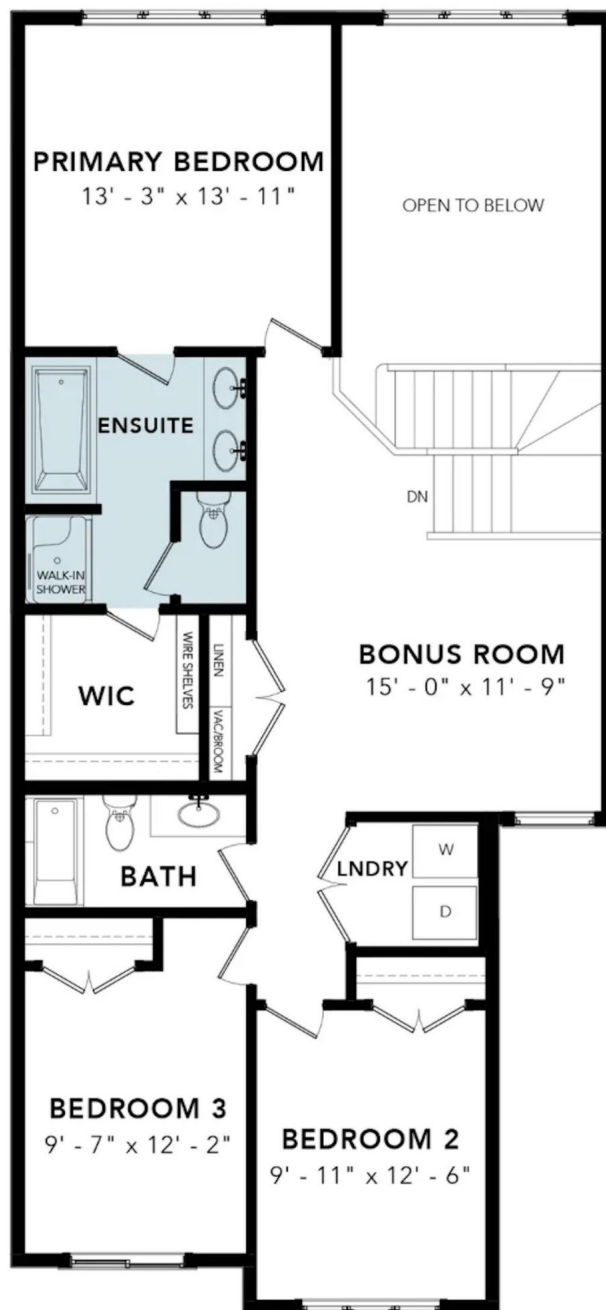


School Information

Elementary SVEND HANSEN K-9
Middle Holy Family K-9
High ELDER DR. FRANCIS WHIS

Additional Information

Date Listed November 29th, 2024
Days on Market 133
Zoning Zone 30



DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 11th, 2025 at 5:02pm MDT