

## \$445,000 - 2016 24 Street, Edmonton

MLS® #E4446888

**\$445,000**

3 Bedroom, 2.50 Bathroom, 1,230 sqft

Single Family on 0.00 Acres

Laurel, Edmonton, AB

Welcome to this charming and well-maintained 3-bedroom, 2.5-bathroom home located in the sought-after neighbourhood of Laurel. Perfectly situated with a park right in front, this home offers a serene setting while being just minutes from schools, grocery stores, public transit, and other essential amenities. The main floor features an open-concept layout with a spacious living area, a modern kitchen with ample cabinetry, and a dining space perfect for family gatherings. Upstairs, you'll find three generously sized bedrooms, including a primary suite with an ensuite bath and walk-in closet. Additional highlights include a double detached garage, Deck, partially finished basement with great potential for a separate side entrance, and a private backyard relaxing evenings. This is an ideal home for families or investors looking for future rental potential. Don't miss your opportunity to live in one of Southeast Edmonton's most vibrant and growing communities. Some of the photos have been virtually staged.

Built in 2015

### Essential Information

MLS® # E4446888

Price \$445,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,230
Acres	0.00
Year Built	2015
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	2016 24 Street
Area	Edmonton
Subdivision	Laurel
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 0Y8

### Amenities

Amenities	Deck, Detectors Smoke, Vinyl Windows
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, 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, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Vinyl Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	July 10th, 2025
Days on Market	3
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 July 13th, 2025 at 12:17am MDT