Courtesy Of Shawn Moore-Lyons Of Initia Real Estate

$430,000 - 2954 18a Avenue, Edmonton

MLS® #E4454762

$430,000
4 Bedroom, 3.50 Bathroom, 1,201 sqft
Single Family on 0.00 Acres

Laurel, Edmonton, AB

Stunning 2-Storey Half Duplex in Laurel! Located in the family-friendly community of Laurel, this beautifully upgraded half duplex boastsincredible curb appeal and thoughtful finishes throughout. The open-concept main floor features laminate flooring, a custom-builtentertainment wall with a built-in fireplace, and access to a newly landscaped backyard with a brand new patio, deck, and double garage.The stylish kitchen offers ceiling-height espresso cabinetry, new quartz countertops and backsplash, stainless steel appliances(including a new dishwasher), a large island with eating bar, pendant lighting, and a built-in pantry with great storage. Upstairs, youâ€™llfind new carpet on the stairs, vinyl plank flooring, a bright primary suite with walk-in closet and 3-piece ensuite with oversized walk-inshower. Two additional bedrooms and a full 4-piece bath complete the upper level. The fully finished basement includes a spacious recroom, additional bedroom, and full bathroomâ€”perfect for guests or extra

Built in 2011

Essential Information

MLS® #	E4454762
Price	$430,000

Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,201
Acres	0.00
Year Built	2011
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	2954 18a Avenue
Area	Edmonton
Subdivision	Laurel
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 0N7

Amenities

Amenities	Closet Organizers, Deck, Patio
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, See Remarks
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Flat Site, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 26th, 2025
Days on Market	10
Zoning	Zone 30

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