

\$759,900 - 19119 22 Avenue, Edmonton

MLS® #E4437750

\$759,900

6 Bedroom, 5.00 Bathroom, 2,370 sqft

Single Family on 0.00 Acres

River's Edge, Edmonton, AB

Backing onto POND! SOUTH facing yard and WALKOUT LEGAL BASEMENT! This stylish 6-bedroom, 5-bathroom home offers modern comfort with a MAIN FLOOR BEDROOM and full 3-piece bath with a standing shower. The upper floor features FOUR BEDROOMS, and TWO bedrooms feature private ENSUITES for added convenience. The home includes a SPICE KITCHEN with both electric stove and gas stove, brand new S/S upgraded appliances and a walk-in pantry. Durable vinyl plank flooring spans both the main level and SECOND FLOOR, while large windows fill the space with natural light. Fully finished walkout legal basement includes a CHEF KITCHEN, spacious living room and one bedroom with a WALK-IN CLOSET. The home was completed in February 2025 and is still under ONE-YEAR WARRANTY for materials and labour. It also features a WATER PURIFIER system and a WATER SOFTENER. Better than new!

Built in 2024

Essential Information

| | |
|------------|-----------|
| MLS® # | E4437750 |
| Price | \$759,900 |
| Bedrooms | 6 |
| Bathrooms | 5.00 |
| Full Baths | 5 |



| | |
|----------------|------------------------|
| Square Footage | 2,370 |
| Acres | 0.00 |
| Year Built | 2024 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 19119 22 Avenue |
| Area | Edmonton |
| Subdivision | River's Edge |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6M 1R1 |

Amenities

| | |
|-----------|-------------------------------|
| Amenities | Walkout Basement, See Remarks |
| Parking | Double Garage Attached |

Interior

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

Exterior

| | |
|-------------------|--------------------|
| Exterior | Wood, Vinyl |
| Exterior Features | See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

Date Listed May 22nd, 2025

Days on Market 26

Zoning Zone 57

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Listing information last updated on June 17th, 2025 at 1:47am MDT