

Courtesy Of Jill Turgeon Of One Percent Realty

## **\$549,000 - 20717 96 A Avenue, Edmonton**

MLS® #E4424700

**\$549,000**

4 Bedroom, 2.50 Bathroom, 2,115 sqft

Single Family on 0.00 Acres

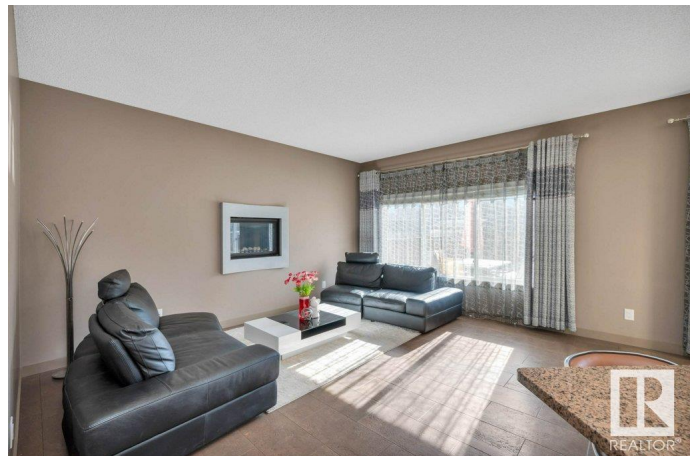
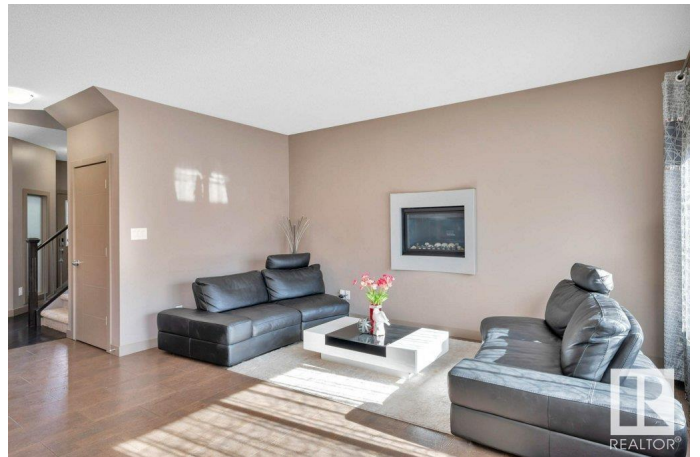
Webber Greens, Edmonton, AB

Webber Greens living with over 2100 sq ft of living space. This well-kept four bedroom home, has plenty of room for your family to grow! All bedrooms are UPSTAIRS with large closets and two skylights! PLUS there is a KING size Primary suite, with a large bathroom, walk in shower, HUGE walk in closet and lots of natural light. Another added BONUS is the BONUS room, which is also upstairs! On the main floor, the open concept layout, cork floors, warm neutral colors and big sunny windows create a warm and inviting atmosphere. Work at home? This home also has a main floor office just off the entryway, with a powder room close by. Additional features include a boot room off the drywalled & insulated garage, and main floor laundry. IN the summer you will enjoy your backyard drinks with all the beautiful landscaping all done for you! Just sit in the sun and enjoy! The only thing missing in this home is YOU and YOUR FAMILY!

Built in 2012

### **Essential Information**

MLS® #	E4424700
Price	\$549,000
Bedrooms	4
Bathrooms	2.50



Full Baths	2
Half Baths	1
Square Footage	2,115
Acres	0.00
Year Built	2012
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	20717 96 A Avenue
Area	Edmonton
Subdivision	Webber Greens
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 4N2

### **Amenities**

Amenities	On Street Parking, Closet Organizers, Deck, No Smoking Home, Skylight, Vaulted Ceiling, Vinyl Windows
Parking Spaces	4
Parking	Double Garage Attached, Front Drive Access, Insulated

### **Interior**

Interior Features	ensuite bathroom
Appliances	Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Wall Mount
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Vinyl
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Exterior Features	Fenced, Flat Site, Landscaped, No Back Lane, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	March 7th, 2025
Days on Market	5
Zoning	Zone 58

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Listing information last updated on March 12th, 2025 at 2:47pm MDT