

## \$469,999 - 1783 28 Street, Edmonton

MLS® #E4438427

**\$469,999**

3 Bedroom, 2.50 Bathroom, 1,497 sqft

Single Family on 0.00 Acres

Laurel, Edmonton, AB

Welcome to this well-maintained 1495 sq ft half duplex located in the desirable community of Laurel. This home features a double attached garage and offers the perfect blend of comfort and potential. The main floor boasts an open-concept layout with a bright living area, spacious kitchen, dining nook, and a convenient half bathroom. Upstairs, you'll find 3 generously sized bedrooms, including a primary suite with ensuite bath, along with another full bathroom for added convenience. The unspoiled basement offers a fantastic opportunity to create a custom secondary suite, tailored to your needs. Enjoy privacy and tranquility as the home backs onto a beautiful green space and walking trail. Located close to schools, shopping, parks, and public transit, this property is ideal for families, first-time buyers, or investors. Don't miss your chance to own in one of Edmonton's fastest-growing communities!

Built in 2014

### Essential Information

MLS® #	E4438427
Price	\$469,999
Bedrooms	3
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,497
Acres	0.00
Year Built	2014
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	1783 28 Street
Area	Edmonton
Subdivision	Laurel
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 0S7

### Amenities

Amenities	See Remarks
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Backs Onto Park/Trees, Fenced, Flat Site, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed May 24th, 2025

Days on Market 13

Zoning Zone 30

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