

Courtesy Of Sarah J Leib Of RE/MAX River City

## \$524,900 - 19330 26a Avenue, Edmonton

MLS® #E4445590

**\$524,900**

3 Bedroom, 2.50 Bathroom, 1,656 sqft

Single Family on 0.00 Acres

The Uplands, Edmonton, AB

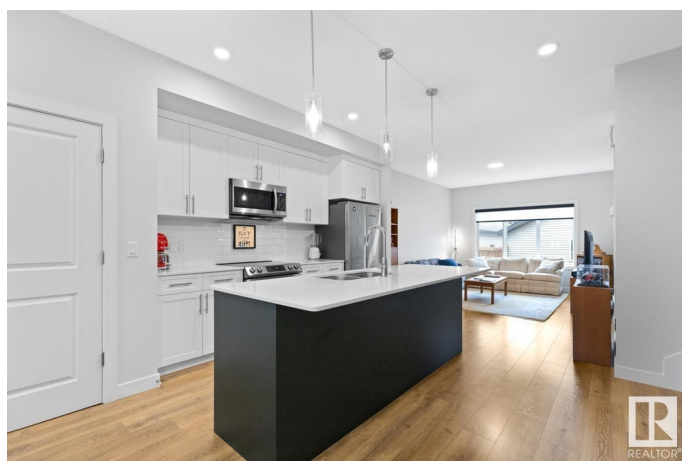
UNIQUE UPLANDS! This detached, 3 Bedroom, 3 Bath property with a rear-detached DOUBLE GARAGE offers a BRIGHT & SUNNY floor plan. The Kitchen includes a large ISLAND, QUARTZ COUNTERTOPS, Stainless Steel Appliances, TWO-TONE CABINETS & a Pantry. Main floor is carpet-free. Upstairs, the Primary Bedroom fits a king-size bed plus a Walk-In Closet & ENSUITE w/ TWO SINKS / VANITIES. Two additional, ample sized Bedrooms are found on this level. Downstairs features an open-to-below section which has a FINISHED REC ROOM. The remainder of the lower level is spacious & includes a rough-in bath & window for future development. FULLY FENCED Yard completes this home. BONUS: 9' CEILINGS, Custom Blinds, Custom Built-In Closet Organizers, Transom Windows & UPPER FLOOR LAUNDRY. The Uplands at Riverview community is conveniently located near the Henday Drive with parks, playgrounds, walking trails & nearby amenities such as schools, recreation facilities and shopping. Turn-Key Home!

Built in 2022

### Essential Information

MLS® # E4445590

Price \$524,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,656                  |
| Acres          | 0.00                   |
| Year Built     | 2022                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 19330 26a Avenue |
| Area        | Edmonton         |
| Subdivision | The Uplands      |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T6M 1L2          |

### Amenities

|           |                                                   |
|-----------|---------------------------------------------------|
| Amenities | Ceiling 9 ft., Closet Organizers, Detectors Smoke |
| Parking   | Double Garage Detached                            |

### Interior

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

### Exterior

|                   |                                                                                                                                                     |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Brick, Vinyl                                                                                                                                  |
| Exterior Features | Back Lane, Fenced, Flat Site, Landscaped, Low Maintenance Landscape, Paved Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby |

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Brick, Vinyl |
| Foundation   | Concrete Perimeter |

### **School Information**

|            |                          |
|------------|--------------------------|
| Elementary | Centennial/Good Shepherd |
| Middle     | S B Smith/H E Beriault   |
| High       | Jasper Place/St O Romero |

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | July 3rd, 2025 |
| Days on Market | 45             |
| Zoning         | Zone 57        |

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Listing information last updated on August 17th, 2025 at 3:32pm MDT