

Courtesy Of Gary Virk Of MaxWell Polaris

\$655,000 - 2023 154 Avenue, Edmonton

MLS® #E4428650

\$655,000

6 Bedroom, 4.00 Bathroom, 1,850 sqft
Single Family on 0.00 Acres

Gorman, Edmonton, AB

****Modern Contemporary Architectural Style With Premium Vinyl Ext- **OVER 1850 sq ft FULLY UPGRADED North Facing Half-Duplex with Total 6 Bedrooms + 4 Full bathroom, Bonus Room & **Double Tandem car Garage (FULLY FINISHED LEGAL BASEMENT).. on main Floor Open to Below Living Area With Fireplace, Ceiling Height Kitchen + **SPICE KITCHEN** with ALL STAINLESS STEEL Appliances & Quartz Countertops, Also Main Floor Bedroom & Full Bathroom..Maple Glass Railing lead to 2nd Level Above Master Bedroom with en-suite with free Standing Tub & walk-in Closet, 2 more bedrooms with Full Bathroom & Bonus Room For ur Entertainment, Laundry With Washer, Dryer & Sink.. **SEPARATE ENTRY** To**FULLY FINISHED** 2 Bedroom with Kitchen **SEPARATE HEATING SYSTEM** LEGAL Basement Suite.. Upgrades includes All 3 levels are 9 feet high with 8ft high doors Through-out, Vaulted Ceilings in Master bedroom with Rope Light, Carpet, Tiles & vinyl Planks Throughout the House, upgraded Plumbing & Lightning Fixtures, triple pane Windows, ETC**

Built in 2025

Essential Information

MLS® #

E4428650



| | |
|----------------|---------------|
| Price | \$655,000 |
| Bedrooms | 6 |
| Bathrooms | 4.00 |
| Full Baths | 4 |
| Square Footage | 1,850 |
| Acres | 0.00 |
| Year Built | 2025 |
| Type | Single Family |
| Sub-Type | Half Duplex |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 2023 154 Avenue |
| Area | Edmonton |
| Subdivision | Gorman |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5Y 4H5 |

Amenities

| | |
|-----------|----------------------------------------------------------------------------------------------------------------------------|
| Amenities | Carbon Monoxide Detectors, Ceiling 9 ft., Deck, Detectors Smoke, Hot Water Natural Gas, HRV System, 9 ft. Basement Ceiling |
| Parking | Double Garage Attached, Insulated, Over Sized, Tandem |

Interior

| | |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Countertop Electric, Stove-Gas, Washer |
| Heating | Forced Air-2, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Insert |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|-------------------------------------------------------------------------------------------------------|
| Exterior | Wood, Metal, Vinyl |
| Exterior Features | Golf Nearby, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Metal, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|------------------|
| Date Listed | March 31st, 2025 |
| Days on Market | 4 |
| Zoning | Zone 03 |

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Listing information last updated on April 4th, 2025 at 7:32pm MDT