

Courtesy Of Ryan Lauber Of RE/MAX Elite

\$2,195,000 - 13803 90 Avenue Nw, Edmonton

MLS® #E4254093

\$2,195,000

5 Bedroom, 6.00 Bathroom, 4,547 sqft
Single Family on 0.21 Acres

Parkview, Edmonton, AB

One of a kind home located steps from the River Valley! This architecturally designed and West Coast inspired masterpiece offers over 5800+ sqft of total living space and sits upon a 9000+ sqft lot adjacent to Valleyview Drive. A very functional and contemporary design that has been developed w/great detail and quality finishing. The main floor offers an open floor plan highlighted by the huge windows/skylights and gorgeous glass staircase. Beautiful kitchen w/quartz counters, breathtaking living area, formal dining/family rooms, multiple fireplaces, and refinished hardwood floors throughout. The upper level features the huge master suite with his/her ensuites and walk-in closets, 3 additional bedrooms, laundry room, and bonus/hobby area w/balcony. Fully finished lower level w/awesome media room, 5th bedroom/bathroom, and flex space ideal for gym/home office. Outside you will enjoy the private yard and multiple patio areas. It is not often such a unique home in such a great location presents itself!

Built in 2005

Essential Information

MLS® #	E4254093
Price	\$2,195,000
Bedrooms	5



Bathrooms	6.00
Full Baths	6
Square Footage	4,547
Acres	0.21
Year Built	2005
Type	Single Family
Sub-Type	Residential Detached Single Family
Style	2 Storey
Status	ACTIVE

Community Information

Address	13803 90 Avenue Nw
Area	Edmonton
Subdivision	Parkview
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5R 4T3

Amenities

Features	Air Conditioner, Ceiling 10 ft., Ceiling 9 ft., Deck, Exterior Walls- 2x6', No Smoking Home, Bar, Vaulted Ceiling
Parking	Double Garage Attached, Over Sized
# of Garages	2

Interior

Interior	Carpet, Ceramic Tile, Hardwood
Interior Features	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Washer, Window Coverings, Oven-Microwave, Stove-Countertop Gas, Refrigerators-Two, Oven Built-In-Two, Garage heater
Heating	Forced Air-2, In Floor Heat System
Fireplace	Yes
Fireplaces	Gas, Mantel, Wood With Log Lighter
# of Stories	3
Has Basement	Yes
Basement	Full, Fully Finished

Exterior

Exterior	Composition
Exterior Features	Back Lane, Fenced, Flat Site, Golf Nearby, Playground Nearby, Private Setting, Schools, Shopping Nearby, Low Maintenance Landscape, River Valley View, View Downtown
Roof	EPDM Membrane
Construction	Wood Frame
Foundation	Concrete

School Information

Elementary	Parkview
Middle	Parkview
High	Ross Sheppard

Additional Information

Date Listed July 12th, 2021

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Listing information last updated on September 16th, 2021 at 1:47pm CDT