

## **\$529,900 - 14311 106b Avenue, Edmonton**

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MLS® #E4431212

**\$529,900**

4 Bedroom, 2.00 Bathroom, 1,126 sqft

Single Family on 0.00 Acres

Grovenor, Edmonton, AB

Look no further! This renovated 1,125 sq ft, 4 bed, 2 bath bungalow is situated on a quiet crescent, in the sought-after community of Grovenor. The main floor of this stunning home has been fully transformed, featuring an open-concept with luxury vinyl plank flooring throughout, a barn door closet, & an abundance of pot lights. You'll appreciate the soft-close contemporary kitchen cabinetry, elegant quartz countertops, stainless steel appliances, & the beautiful island featuring a butcher block top with additional storage underneath. The primary bedroom is generous in size. Two more bedrooms & a remodeled 4pc bath rounds out the main. The finished basement includes a large rec room, 4th bed & a 3 pc bath. The laundry room with new washer & dryer completes the basement. Relax on the large south-facing deck surrounded by mature trees & shrubs. Oversized single garage with a carport offers lots of parking. Minutes to downtown & walking distance to great schools, parks, cafes & restaurants!



Built in 1955

### **Essential Information**

MLS® # E4431212

Price \$529,900

Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,126
Acres	0.00
Year Built	1955
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	14311 106b Avenue
Area	Edmonton
Subdivision	Grovenor
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5N 1G1

### Amenities

Amenities	Air Conditioner, Deck
Parking Spaces	2
Parking	Single Carport, Single Garage Detached

### Interior

Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Brick, Stucco, Vinyl
Exterior Features	Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby, Treed Lot
Roof	Asphalt Shingles
Construction	Wood, Brick, Stucco, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      April 16th, 2025

Days on Market                14

Zoning                              Zone 21

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