

## \$949,000 - 1403 25 Street, Edmonton

MLS® #E4433911

**\$949,000**

7 Bedroom, 5.00 Bathroom, 2,772 sqft

Single Family on 0.00 Acres

Laurel, Edmonton, AB

EXCEPTIONAL PROPERTY featuring approximately 3,800 SQFT of luxurious living space, including a LEGAL 2-BEDROOM SUITE, perfectly blending modern elegance with affordability. This beautifully upgraded home boasts 7 BEDROOMS AND 5 FULL BATHROOMS, with the master suite conveniently located on the main floor. Second living area features an impressive OPEN-TO-ABOVE CONCEPT, surrounded by abundant natural light from LARGE WINDOWS. EXTENDED MAIN KITCHEN is spacious and enhanced by a MASSIVE SPICE KITCHEN, ideal for culinary enthusiasts. The second floor is entirely CARPET-FREE and includes 2 ADDITIONAL MASTER BEDROOMS, each with their own en-suite bathrooms, along with a SPACIOUS LAUNDRY room equipped with a SINK. Additionally, youâ€™™ find 2 WELL-SIZED BEDROOMS SHARING a JACK-AND-JILL BATHROOM. This remarkable home also offers a TRIPLE-CAR GARAGE and is situated on a desirable CORNER LOT. Welcome to your dream home!



Built in 2022

### Essential Information

MLS® # E4433911

Price \$949,000

Bedrooms	7
Bathrooms	5.00
Full Baths	5
Square Footage	2,772
Acres	0.00
Year Built	2022
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	1403 25 Street
Area	Edmonton
Subdivision	Laurel
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 2K7

### Amenities

Amenities	On Street Parking, Ceiling 9 ft., Deck, Detectors Smoke, Hot Water Tankless, Natural Gas Stove Hookup, 9 ft. Basement Ceiling
Parking	Triple Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Hood Fan, Oven-Built-In, Refrigerator, Stove-Countertop Electric, Stove-Countertop Gas, Stove-Electric, Window Coverings, Dryer-Two, Refrigerators-Two, Washers-Two
Heating	Forced Air-1, Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Corner Lot, Flat Site, No Back Lane, Playground Nearby, Public Transportation, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	May 1st, 2025
Days on Market	45
Zoning	Zone 30

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on June 15th, 2025 at 4:02am MDT