

\$569,900 - 22508 82 Avenue, Edmonton

MLS® #E4443759

\$569,900

4 Bedroom, 3.00 Bathroom, 1,889 sqft
Single Family on 0.00 Acres

Rosenthal (Edmonton), Edmonton, AB

EXPERIENCE OPULANT LIVING!

Thoughtfully styled and expertly crafted, there are not too many homes that will compare to the level of construction, design, and attention to detail found here. This DOLCE VITA home sits on a pie-shaped lot in a quiet cul-de-sac. It includes a well laid out floor plan (almost 1900 sq.ft), main floor laundry, wide plank hardwood and tile flooring, 9' ceilings (main floor), an abundance of windows, central A/C, 2-sided gas fireplace, custom window coverings, luxurious ensuite bath and a stunning chefs kitchen with wall oven, gas cooktop & a large island kitchen with quartz countertops. Enjoy outdoor living? The rear deck with fireplace & beautifully landscaped yard was designed with entertainment in mind. Complete with a double attached garage and ACROSS THE STREET FROM A PLAYGROUND & SPLASH PARK! BEST IN CLASS!



Built in 2018

Essential Information

| | |
|------------|-----------|
| MLS® # | E4443759 |
| Price | \$569,900 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 2 |

| | |
|----------------|------------------------|
| Half Baths | 2 |
| Square Footage | 1,889 |
| Acres | 0.00 |
| Year Built | 2018 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 4 Level Split |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 22508 82 Avenue |
| Area | Edmonton |
| Subdivision | Rosenthal (Edmonton) |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5T 7G7 |

Amenities

| | |
|-----------|---|
| Amenities | Air Conditioner, Crawl Space, Deck, Vaulted Ceiling |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Stove-Countertop Gas, Window Coverings, Wine/Beverage Cooler |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Double Sided |
| Stories | 4 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Cul-De-Sac, Fenced, Golf Nearby, Landscaped, Playground Nearby, Shopping Nearby |
| Roof | Asphalt Shingles |

| | |
|--------------|--------------------|
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 22nd, 2025 |
| Days on Market | 19 |
| Zoning | Zone 58 |
| HOA Fees | 115 |
| HOA Fees Freq. | Annually |

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Listing information last updated on July 11th, 2025 at 2:17pm MDT