\$1,199,900 - 14711 88 Avenue, Edmonton

MLS® #E4448323

\$1,199,900

4 Bedroom, 3.50 Bathroom, 2,438 sqft Single Family on 0.00 Acres

Parkview, Edmonton, AB

Stunning modern farmhouse built by Neil Roy Homes in the heart of prestigious Parkview. This brand-new, custom-built home offers nearly 3,500 sq ft of living space with 10-ft ceilings, a striking eastern stringer staircase, and a bright open layout. The main floor includes a spacious office, stone gas fireplace, and chef's kitchen with a waterfall quartz island, Bosch appliances, and custom cabinetry. Upstairs, enjoy a vaulted-ceiling primary retreat with spa-like ensuite and walk-in closet, plus a large bonus room and walk-in laundry with sink and storage. The south-facing backyard features an oversized deck ideal for summer entertaining. The oversized garage offers 60A EV-ready service. Finished with durable Hardie board and plank siding and designed with premium materials throughout. Located steps from top-rated schools, River Valley trails, and downtown. A rare luxury offering in one of Edmonton's most coveted and family-friendly neighbourhoods.



Essential Information

MLS® # E4448323 Price \$1,199,900

Bedrooms 4





Bathrooms 3.50
Full Baths 3
Half Baths 1

Square Footage 2,438
Acres 0.00
Year Built 2025

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

Community Information

Address 14711 88 Avenue

Area Edmonton
Subdivision Parkview
City Edmonton
County ALBERTA

Province AB

Postal Code T5R 4J9

Amenities

Amenities On Street Parking, Bar, Carbon Monoxide Detectors, Ceiling 10 ft.,

Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Exercise Room, Hot Water Natural Gas, Storage-In-Suite, Television Connection, Vaulted Ceiling, Vinyl Windows, Wet Bar, Infill Property, HRV System, Natural Gas BBQ Hookup, Natural Gas Stove Hookup, 9 ft. Basement

Ceiling

Parking 220 Volt Wiring, Double Garage Detached, Over Sized, Rear Drive

Access

Interior

Interior Features ensuite bathroom

Appliances Dishwasher - Energy Star, Dryer, Oven-Microwave, Refrigerator-Energy

Star, Stove-Gas, Washer - Energy Star

Heating Forced Air-1, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Finished

Exterior

Exterior Wood, Brick, Hardie Board S

Exterior Features Boating, Fenced, Flat Site, L

Landscape, Paved Lane, Pici

Roof Metal

Construction Wood, Brick, Hardie Board S

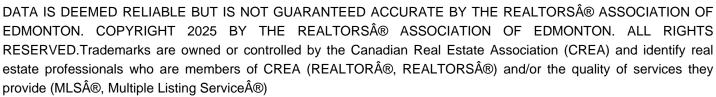
Foundation Concrete Perimeter

Additional Information

Date Listed July 17th, 2025

Days on Market 7

Zoning Zone 10



Listing information last updated on July 24th, 2025 at 5:17pm MDT

