

## \$599,900 - 20903 25 Avenue, Edmonton

---

MLS® #E4444779

**\$599,900**

5 Bedroom, 3.50 Bathroom, 1,501 sqft

Single Family on 0.00 Acres

The Uplands, Edmonton, AB

Jayman BUILT's Newport 18 model has a LEGAL BASEMENT SUITE! Side entrance leads to this two bedroom, fully self contained suite. Great for extended family or a mortgage helper! Jayman's Core Performance features include SOLAR, triple pane windows, tankless hot water system, HRV and high efficiency furnace! Kitchen appliances for main level and suite are also included PLUS front landscaping and there is a powered concrete parking pad in the back yard. The main floor offers an open concept great room and the kitchen has a large island, sleek quartz counter tops and pantry. A half bath is located here. On the upper level there are three spacious bedrooms including the primary with walk-in closet and full ensuite. A second full bathroom and a closet for a future stacking laundry pair complete this level. The suite also has a closet for laundry, full bath, two bedrooms and living/dining room. Front landscaping and powered concrete parking pad are included.



Built in 2025

### Essential Information

MLS® #	E4444779
Price	\$599,900
Bedrooms	5
Bathrooms	3.50

Full Baths	3
Half Baths	1
Square Footage	1,501
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	20903 25 Avenue
Area	Edmonton
Subdivision	The Uplands
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 2K7

### Amenities

Amenities	Deck, Hot Water Tankless
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stove-Electric
Heating	Forced Air-1, Natural Gas
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Partially Landscaped
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	June 25th, 2025
Days on Market	23
Zoning	Zone 57
HOA Fees	200
HOA Fees Freq.	Annually

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 July 18th, 2025 at 5:17pm MDT