

# \$839,000 - 11551 14 Avenue, Edmonton

MLS® #E4447952

**\$839,000**

6 Bedroom, 4.00 Bathroom, 2,766 sqft  
Single Family on 0.00 Acres

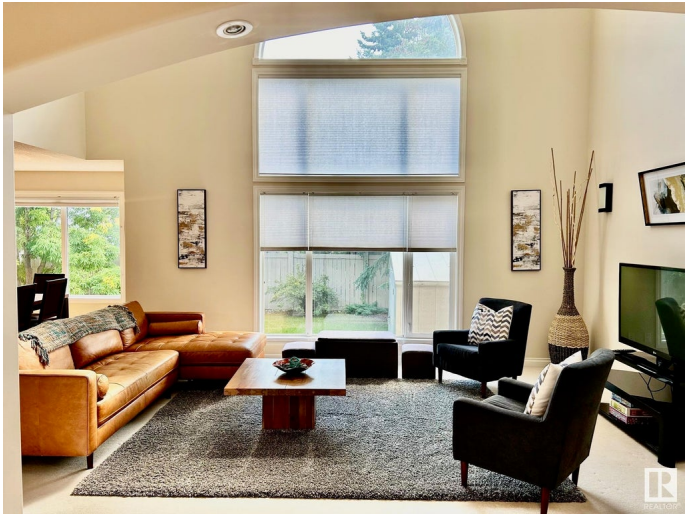
Twin Brooks, Edmonton, AB

Welcome home to this spacious, well-loved 6-bedroom, 3.5-bath family home in the heart of Twin Brooks! With 2,766 sq ft of inviting living space and soaring vaulted ceilings in the living and family rooms, this bright and open floorplan is perfect for both daily life and entertaining. The thoughtfully designed layout gives everyone their own space, while common areas invite connection. Best of all, this prime location is walking distance to schools and parks, making mornings and weekend outings a breeze. A wonderful opportunity to put down roots in a welcoming, established neighborhood.

Built in 1997

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4447952               |
| Price          | \$839,000              |
| Bedrooms       | 6                      |
| Bathrooms      | 4.00                   |
| Full Baths     | 4                      |
| Square Footage | 2,766                  |
| Acres          | 0.00                   |
| Year Built     | 1997                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |



|        |        |
|--------|--------|
| Status | Active |
|--------|--------|

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 11551 14 Avenue |
| Area        | Edmonton        |
| Subdivision | Twin Brooks     |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6J 7B3         |

### Amenities

|           |                               |
|-----------|-------------------------------|
| Amenities | Ceiling 9 ft., Deck, Skylight |
| Parking   | Double Garage Attached        |

### Interior

|                   |                                                                                                                       |
|-------------------|-----------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                      |
| Appliances        | Dryer, Hood Fan, Oven-Microwave, Refrigerator, Storage Shed, Stove-Electric, Vacuum Systems, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                             |
| Fireplace         | Yes                                                                                                                   |
| Fireplaces        | Glass Door                                                                                                            |
| Stories           | 3                                                                                                                     |
| Has Basement      | Yes                                                                                                                   |
| Basement          | Full, Finished                                                                                                        |

### Exterior

|                   |                                               |
|-------------------|-----------------------------------------------|
| Exterior          | Wood, Stucco                                  |
| Exterior Features | Fenced, Flat Site, Playground Nearby, Schools |
| Roof              | Cedar Shakes                                  |
| Construction      | Wood, Stucco                                  |
| Foundation        | Concrete Perimeter                            |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 16th, 2025 |
| Days on Market | 111             |
| Zoning         | Zone 16         |

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 November 4th, 2025 at 8:17am MST