

## \$469,000 - 18435 93 Avenue, Edmonton

MLS® #E4448809

### \$469,000

3 Bedroom, 2.50 Bathroom, 1,793 sqft

Single Family on 0.00 Acres

Belmead, Edmonton, AB

Bright & open 3 bedroom 4/L split w/fully finished basement located at the popular community of Belmead. Some windows just replaced. New paint. New vinyl plank flooring on upper & 3rd level. Spacious living room w/ bow windows flooded w/ natural light. Open kitchen w/ newer kitchen cabinets, S/S appliances w/ new stove & dishwasher. There is also a newer patio door off kitchen to large sundeck. Upper floor features 3 bedrooms and 4 pcs bath. Large primary bedroom w 2 pcs ensuite and walk in closet. 3rd level w/ side door entrance and completed w/ sunny laundry room, potential to be converted to an extra bedroom, 3 pcs bath & family room w/ brick fireplace and large windows. Basement is fully finished w/ recreation room, 2 dens/office & utility room. Additional highlights including newer shingles, newer hot water tank, extra wide and long driveway w/ spaces for RV parking. Close to schools, park, bus, shops and easy access to WEM, Anthony Henday and Whitemud freeway. Quick possession.

Built in 1976

### Essential Information

MLS® # E4448809

Price \$469,000

Lease Rate \$18



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,793                  |
| Acres          | 0.00                   |
| Year Built     | 1976                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 4 Level Split          |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 18435 93 Avenue |
| Area        | Edmonton        |
| Subdivision | Belmead         |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5T 1V5         |

### Amenities

|                |                                               |
|----------------|-----------------------------------------------|
| Amenities      | Deck, Patio                                   |
| Parking Spaces | 3                                             |
| Parking        | Double Garage Attached, Insulated, RV Parking |

### Interior

|                   |                                                                                                                                      |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                     |
| Appliances        | Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                                                                                            |
| Fireplace         | Yes                                                                                                                                  |
| Fireplaces        | Brick Facing                                                                                                                         |
| Stories           | 4                                                                                                                                    |
| Has Basement      | Yes                                                                                                                                  |
| Basement          | Full, Finished                                                                                                                       |

### Exterior

|          |                    |
|----------|--------------------|
| Exterior | Wood, Brick, Metal |
|----------|--------------------|

|                   |                                                                                                      |
|-------------------|------------------------------------------------------------------------------------------------------|
| Exterior Features | Fenced, Landscaped, No Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                     |
| Construction      | Wood, Brick, Metal                                                                                   |
| Foundation        | Concrete Perimeter                                                                                   |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 19th, 2025 |
| Days on Market | 94              |
| Zoning         | Zone 20         |

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 October 20th, 2025 at 9:47pm MDT