

## \$625,000 - 2007 155 Avenue, Edmonton

MLS® #E4428671

**\$625,000**

4 Bedroom, 3.00 Bathroom, 1,875 sqft

Single Family on 0.00 Acres

Gorman, Edmonton, AB

**\*\*This Is PRE-SALE & Will BE ready For Possession JULY 30\*\*..Fully Upgraded 1875 sq ft North Facing Half Duplex with 4 Bedrooms + 3 Full bathroom, Bonus Room & **\*\*Double car Garage\*\*** on main Floor Open to Below Living Area With Fireplace, Ceiling Height Kitchen + **\*\*SPICE KITCHEN\*\*** with ALL STAINLESS STEEL Appliances & Quartz Countertops, Also Main Floor BEDROOM & Full Bathroom.. Spindle Railing lead to 2nd Level Above Garage Master Bedroom with en-suite & walk-in Closet, 2 more bedrooms with Full Bathroom & Bonus Room For ur Entertainment, walk-in Laundry With Washer, Dryer.. **\*\*SEPARATE ENTRY** to Basement.. Upgrades includes All 3 levels are 9 feet high with 8ft high doors, Vaulted Ceilings in Master bedroom & Bonus room Areas with Rope Light, Tiles, vinyl Planks on main floor & upgraded Plumbing & Lightning Fixtures,SEPARATE ENTRY To Basement, & MUCH MORE,, Close To All Amenities.**

Built in 2025

### Essential Information

MLS® #	E4428671
Price	\$625,000
Bedrooms	4
Bathrooms	3.00



Full Baths	3
Square Footage	1,875
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	2007 155 Avenue
Area	Edmonton
Subdivision	Gorman
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 4H8

### Amenities

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., Deck, Detectors Smoke, Hot Water Natural Gas, HRV System, 9 ft. Basement Ceiling
Parking	Double Garage Attached, Insulated, Over Sized

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Countertop Electric, Stove-Gas
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	2
Has Suite	Yes
Has Basement	Yes
Basement	Full, See Remarks

### Exterior

Exterior	Wood, Metal, Vinyl
Exterior Features	Golf Nearby, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Metal, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	March 31st, 2025
Days on Market	30
Zoning	Zone 03

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 April 30th, 2025 at 12:02pm MDT