# \$1,440,000 - 10706 59 Avenue, Edmonton

MLS® #E4434226

## \$1,440,000

4 Bedroom, 3.50 Bathroom, 2,505 sqft Single Family on 0.00 Acres

Pleasantview (Edmonton), Edmonton, AB

Welcome to this beautiful Brand New Home built by Varsity, located in the sought-after community of Pleasantview. Offering over 3,500 sq ft of fully developed living space, this residence is designed to impress. Step inside to discover soaring 10' ceilings on the main floor and 9' ceilings in the fully finished basement, creating an open and airy ambiance throughout. The heart of the home features a chef-inspired kitchen complete with upgraded appliances & an impressive walk-through pantry, ideal for effortless entertaining and everyday convenience. This spacious home boasts 4 generous bedrooms and 3.5 stylish bathrooms, offering ample space for the entire family. Step outside onto a massive deck with sleek glass railing â€" perfect for relaxing or hosting gatherings. Additional upgrades include designer light fixtures and premium plumbing fixtures that add a modern, sophisticated touch throughout the home. Don't miss this exceptional opportunity to own a truly remarkable home in Pleasantview!

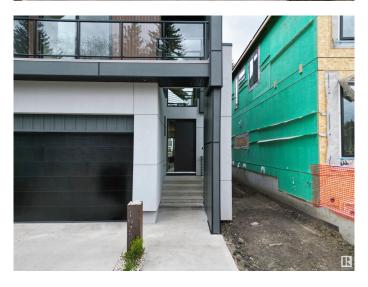
Built in 2025

#### **Essential Information**

MLS® # E4434226 Price \$1,440,000







Bedrooms 4

Bathrooms 3.50

Full Baths 3

Half Baths 1

Square Footage 2,505

Acres 0.00

Year Built 2025

Type Single Family

Sub-Type Residential Attached

Style 2 Storey

Status Active

# **Community Information**

Address 10706 59 Avenue

Area Edmonton

Subdivision Pleasantview (Edmonton)

City Edmonton
County ALBERTA

Province AB

Postal Code T6H 4S7

#### **Amenities**

Amenities Air Conditioner, Ceiling 10 ft., Deck, Exercise Room, Recreation

Room/Centre, Vaulted Ceiling, Infill Property, Natural Gas BBQ Hookup,

9 ft. Basement Ceiling

Parking Double Garage Attached

#### Interior

Interior Features ensuite bathroom

Appliances Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener,

Hood Fan, Refrigerator, Stove-Gas, Washer, Wine/Beverage Cooler,

Wet Bar

Heating Forced Air-1, Natural Gas

Stories 3

Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood, Stucco, Hardie Board Siding

Exterior Features Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Stucco, Hardie Board Siding

Foundation Concrete Perimeter

## **Additional Information**

Date Listed May 2nd, 2025

Days on Market 27

Zoning Zone 15

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 May 29th, 2025 at 1:47am MDT