\$534,800 - 22527 93 Avenue, Edmonton

MLS® #E4438508

\$534,800

4 Bedroom, 3.50 Bathroom, 1,405 sqft Single Family on 0.00 Acres

Secord, Edmonton, AB

WELCOMING WEST SECORD! This fantastic 4 Bedroom, 4 Bath property (END UNIT) features TWO LEGAL SUITES. Each Suite is self-contained including their own laundry sets & SEPARATE ENTRANCES for complete privacy! Enjoy the fully equipped kitchens with STAINLESS STEEL appliances, WHITE CABINETS & QUARTZ COUNTERTOPS. The upper suite offers a bright and open layout with 3 spacious bedrooms, including a primary suite with a private 3-piece bath, plus an additional 4-piece bath and an UPSTAIRS LAUNDRY room. The secondary suite includes a large bedroom, a 4-piece bath, living room, storage space & 9' CEILINGS. The property also boasts a DOUBLE CAR DETACHED GARAGE, a deck, SOUTH FACING BACKYARD and a charming front porch. Conveniently located near Highway 16A, Winterburn Road, schools, shopping, and restaurants. Ideal home for those wanting help with mortgage payments or investors!

Built in 2022

Essential Information

MLS® # E4438508 Price \$534,800

Bedrooms 4

Bathrooms 3.50







Full Baths 3 Half Baths 1

Square Footage 1,405 Acres 0.00 Year Built 2022

Type Single Family

Sub-Type Residential Attached

Style 2 Storey
Status Active

Community Information

Address 22527 93 Avenue

Area Edmonton
Subdivision Secord
City Edmonton
County ALBERTA

Province AB

Postal Code T5T 7R5

Amenities

Amenities Ceiling 9 ft., Deck, 9 ft. Basement Ceiling

Parking Double Garage Detached

Interior

Interior Features ensuite bathroom

Appliances Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two,

Dishwasher-Two, Microwave Hood Fan-Two

Heating Forced Air-2, Natural Gas

Stories 3
Has Suite Yes
Has Basement Yes

Basement Full, Finished

Exterior

Exterior Wood, Brick, Vinyl

Exterior Features Back Lane, Fenced, Flat Site, Golf Nearby, Landscaped, Level Land,

Low Maintenance Landscape, Playground Nearby, Public

Transportation, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Brick, Vinyl Foundation Concrete Perimeter

School Information

Elementary David T King/St J Bakhita Middle David T King/St J Bakhita High Jasper Place/St F Xavier

Additional Information

Date Listed May 26th, 2025

Days on Market 22

Zoning Zone 58

HOA Fees 250

HOA Fees Freq. Annually

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Listing information last updated on June 17th, 2025 at 1:17am MDT