

Courtesy Of Sherri L Herman Of NOW Real Estate Group

## \$634,900 - 19007 20 Avenue, Edmonton

MLS® #E4453257

**\$634,900**

3 Bedroom, 2.50 Bathroom, 2,087 sqft

Single Family on 0.00 Acres

River's Edge, Edmonton, AB

Welcome to the Allure by Look Master Builder â€” a stylish 3-bedroom, 2.5-bath two-story set on a spacious pie lot in picturesque Rivers Edge. Step into the bright, open-to-above foyer and discover a main floor designed for both style and function. The modern kitchen boasts a central island with seating, Silgranit sink, melamine cabinets with crown molding, soft-close doors and drawers, full-height backsplash, and a walkthrough mudroom and pantry. The cozy great room features an electric fireplace, while a versatile den is perfect for a home office. Upstairs, enjoy a generous bonus room, a vaulted primary suite with a spa-like 5-piece ensuite, two additional bedrooms, a full bath, and convenient laundry. Highlights include 9' main floor ceilings, \$5,000 PRE-GST appliance credit, poplar railing, and triple-pane windows. A separate basement entrance offers future development options. Nestled on a quiet street with quick possession available â€” your next chapter starts here at Rivers Edge.

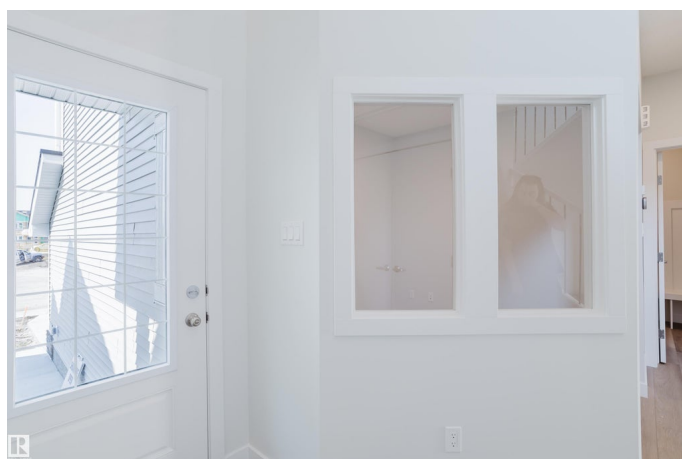
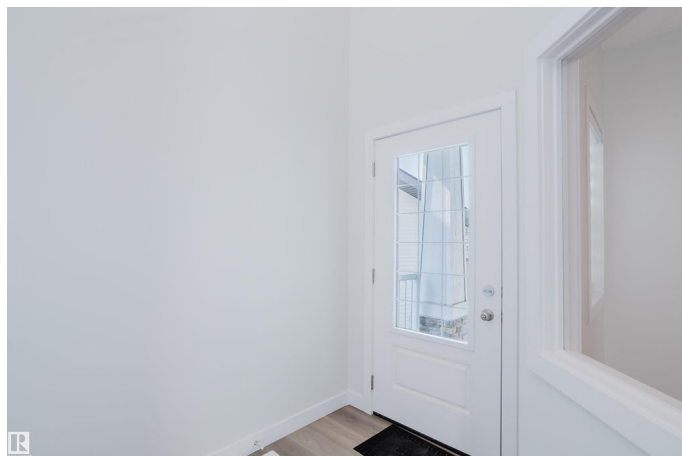
Built in 2024

### Essential Information

MLS® # E4453257

Price \$634,900

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,087
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	19007 20 Avenue
Area	Edmonton
Subdivision	River's Edge
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 3E8

### Amenities

Amenities	Detectors Smoke, No Animal Home, No Smoking Home, HRV System
Parking Spaces	4
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Garage Control, Garage Opener, See Remarks
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Wall Mount
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Not Landscaped
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	August 15th, 2025
Days on Market	1
Zoning	Zone 57

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Listing information last updated on August 16th, 2025 at 12:47pm MDT