

## \$475,000 - 1785 28 Street, Edmonton

MLS® #E4420036

### \$475,000

3 Bedroom, 2.50 Bathroom, 1,625 sqft  
Single Family on 0.00 Acres

Laurel, Edmonton, AB

Welcome to this spacious, extremely well-priced, half-duplex in the beautiful community of Laurel, that backs onto walking paths and green space. Nature right outside your back door. The living & dining area is open and welcoming with hardwood, tile and carpeting throughout. The warm wood kitchen has lots of cabinets, gorgeous granite, tile backsplash & corner pantry. The eat on island . A half bath in on the main as well. Upstairs is a good sized bonus room, which is a lovely feature of this home. The spacious master has a full ensuite, plus the two other bedrooms and a 4 pce bath. The basement is yours to develop as you wish. Also there is a double attached garage. The yard is landscaped and fenced. Beautiful home, privacy and close to many amenities, like shopping, schools and parks & trails.

Built in 2013

### Essential Information

MLS® #	E4420036
Price	\$475,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,625



Acres	0.00
Year Built	2013
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### **Community Information**

Address	1785 28 Street
Area	Edmonton
Subdivision	Laurel
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 0S7

### **Amenities**

Amenities	Deck, Exterior Walls- 2"x6", Hot Water Tankless, Vinyl Windows
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Backs Onto Park/Trees, Fenced, Flat Site, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	February 1st, 2025
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Days on Market 69

Zoning Zone 30

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