

## \$458,800 - 21320 94 Avenue, Edmonton

MLS® #E4431348

**\$458,800**

4 Bedroom, 2.50 Bathroom, 1,212 sqft

Single Family on 0.00 Acres

Webber Greens, Edmonton, AB

Fall in love with this fully finished 2-storey beauty in sought-after Webber Greens! Just steps to schools, parks & all amenities—with quick access to the Henday & Yellowhead for effortless commuting. The sunlit main floor shines with hardwood throughout, a stylish kitchen featuring soft-close cabinets, walk-in pantry & handy 2-pce bath. Step outside to your private, low-maintenance backyard oasis with raised garden beds & a double detached garage! Upstairs, enjoy a spacious primary suite with walk-in closet, 2 more generous bedrooms & a 4-pce bath. The basement is a showstopper—boasting a cozy family room, 4th bedroom & spa-like bath with a massive walk-in shower, plus laundry & storage! Upgrades include: tankless hot water, basement soundproofing, new carpet (2020), & sleek updated backsplash. This is the perfect family home—stylish, spacious & move-in ready!

Built in 2012

### Essential Information

MLS® #	E4431348
Price	\$458,800
Bedrooms	4
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,212
Acres	0.00
Year Built	2012
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	21320 94 Avenue
Area	Edmonton
Subdivision	Webber Greens
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 4E5

### **Amenities**

Amenities	Deck, Hot Water Tankless
Parking	Double Garage Detached

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Winterburn
Middle	Michael Phair
High	Jasper Place

### **Additional Information**

Date Listed	April 17th, 2025
Days on Market	2
Zoning	Zone 58

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 19th, 2025 at 9:17am MDT