

Courtesy Of Christine Tetreault Of One Percent Realty

## \$699,000 - 22529 99a Avenue, Edmonton

MLS® #E4465677

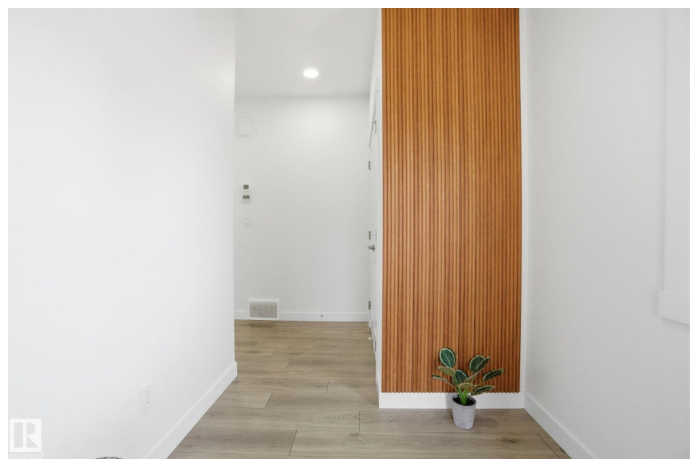
**\$699,000**

5 Bedroom, 3.50 Bathroom, 2,034 sqft

Single Family on 0.00 Acres

Secord, Edmonton, AB

WOW! Welcome to this beautiful 2024 BUILD CORNER LOT home by AKASH HOMES designed for comfort & functionality. The main floor boasts an OPEN TO ABOVE living room with a gorgeous FEATURE WALL, a spacious open-concept dining area, beautiful 2-toned kitchen cabinets with quartz countertops, flush island, stainless steel appliances & a corner pantry. A DEN & Half BATH connecting to the mudroom completes this level. The upper level features a spacious primary suite w walk-in closet and full 5 pc ensuite, while two additional GREAT SIZED bedrooms share a second full bath. A bright bonus room with windows brings an abundance of natural light. BASEMENT is FULLY FINISHED with SEPARATE ENTRANCE, SECOND KITCHEN, 2 BEDROOMS PLUS A DEN, FULL BATH & a separate laundry. Backyard is FULLY FENCED, FRESHLY LANDSCAPED w NEW DECK saving you time, money & hassle. Located in the growing west end community of Secord, close to schools, parks, shopping & future LRT access, this is where elevated design meets everyday comfort.



Built in 2024

### Essential Information

MLS® # E4465677

Price \$699,000

|                |                        |
|----------------|------------------------|
| Bedrooms       | 5                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,034                  |
| Acres          | 0.00                   |
| Year Built     | 2024                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 22529 99a Avenue |
| Area        | Edmonton         |
| Subdivision | Secord           |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5T 7R7          |

### Amenities

|           |                                                                                      |
|-----------|--------------------------------------------------------------------------------------|
| Amenities | On Street Parking, Ceiling 9 ft., Deck, Front Porch, No Animal Home, No Smoking Home |
| Parking   | Double Garage Attached                                                               |

### Interior

|                   |                                                                                                                                                  |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                 |
| Appliances        | Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Window Coverings, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two |
| Heating           | Forced Air-1, Natural Gas                                                                                                                        |
| Fireplace         | Yes                                                                                                                                              |
| Fireplaces        | Wall Mount                                                                                                                                       |
| Stories           | 3                                                                                                                                                |
| Has Basement      | Yes                                                                                                                                              |
| Basement          | Full, Finished                                                                                                                                   |

### Exterior

|                   |                                                                                        |
|-------------------|----------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl, Hardie Board Siding                                                |
| Exterior Features | Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                       |
| Construction      | Wood, Stone, Vinyl, Hardie Board Siding                                                |
| Foundation        | Concrete Perimeter                                                                     |

### **Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | November 13th, 2025 |
| Days on Market | 3                   |
| Zoning         | Zone 58             |

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Listing information last updated on November 15th, 2025 at 8:47pm MST