

## \$589,999 - 2927 11 Avenue, Edmonton

MLS® #E4442115

**\$589,999**

6 Bedroom, 4.50 Bathroom, 1,876 sqft

Single Family on 0.00 Acres

Laurel, Edmonton, AB

Unique 1/2 Duplex on Prime Pie Lot in sought-after Laurel plus a Legal Basement Suite situated on a massive 6700+ sq ft pie-shaped lot Offering over 1850 sq ft of thoughtfully designed living space, this home feels more like a detached property with only the garages linked and generous space between the homes. Featuring 9-foot ceilings on the main, upgraded laminate and tile flooring, Large kitchen with quartz, stainless steel appliances, pot lights, a full bedroom and full bathroom, perfect for guests or extended family, or home office. spacious living room with a cozy electric fireplace. Upstairs, youâ€™ll find 3 additional bedrooms, 2.5 bathrooms, a loft as a bonus room, and separate laundry for convenience. The fully finished basement features a legal 2-bedroom suite with a separate entrance and its own laundry.

Built in 2019

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4442115  |
| Price      | \$589,999 |
| Bedrooms   | 6         |
| Bathrooms  | 4.50      |
| Full Baths | 4         |
| Half Baths | 1         |



|                |               |
|----------------|---------------|
| Square Footage | 1,876         |
| Acres          | 0.00          |
| Year Built     | 2019          |
| Type           | Single Family |
| Sub-Type       | Half Duplex   |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 2927 11 Avenue |
| Area        | Edmonton       |
| Subdivision | Laurel         |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6T 2H1        |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Ceiling 9 ft., Deck    |
| Parking   | Double Garage Attached |

### Interior

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

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stone, Vinyl  |
| Exterior Features | Fenced, Golf Nearby, Landscaped, No Through Road, Playground Nearby, Public Transportation, Schools, Shopping Nearby, View Lake |
| Roof              | Asphalt Shingles  |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Stone, Vinyl |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 12th, 2025 |
| Days on Market | 4               |
| Zoning         | Zone 30         |

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Listing information last updated on June 16th, 2025 at 1:02pm MDT