

## **\$634,900 - 18516 97a Avenue, Edmonton**

MLS® #E4446480

**\$634,900**

4 Bedroom, 4.00 Bathroom, 2,036 sqft

Single Family on 0.00 Acres

La Perle, Edmonton, AB

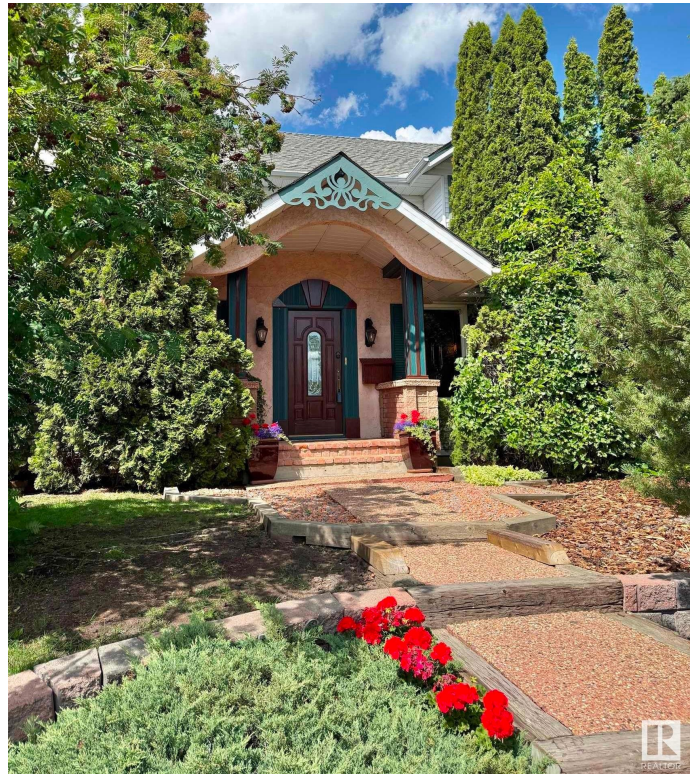
Full of character and packed with features, from stained-glass and dormer windows, to incredible add-ons, this stunning two-story home is a rare gem! Offering RV parking and an oversized double detached garage with a full second-level above the garage, this property is as functional as it is charming! Step inside to find a warm, inviting interior with cherry wood crown molding and trim, a Valor Gas Fireplace, a gourmet kitchen with pantry, hardwood floors, 4 large bedrooms, 4 bathrooms, and a basement aka, "The Lounge", built for entertaining, featuring a wet bar, wine cellar, newer SAUNA, and cozy library/den. Upstairs, youâ€™ll love the private upper deck with hot tub hookupsâ€”the perfect retreat after a long day! Outdoors, enjoy summer nights with a built-in brick-surround BBQ, fire pit, and a built-in storage shed, all nestled among mature trees in a beautifully landscaped yard. Donâ€™t miss your chance to own this lovingly care for, and unique property! See 3D TOUR Link attached in URL section below

Built in 1980

### **Essential Information**

MLS® # E4446480

Price \$634,900



Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	2,036
Acres	0.00
Year Built	1980
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	18516 97a Avenue
Area	Edmonton
Subdivision	La Perle
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 3J4

### Amenities

Amenities	Barbecue-Built-In, Deck, Sauna; Swirlpool; Steam, Wet Bar, Rooftop Deck/Patio
Parking Spaces	5
Parking	Double Garage Detached, Over Sized, RV Parking

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Stove-Electric, Washer, Water Softener, Window Coverings, Wine/Beverage Cooler, See Remarks, Refrigerators-Two, TV Wall Mount, Wet Bar
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Brick Facing
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco, Vinyl
Exterior Features	Back Lane, Fenced, Fruit Nearby, Public Transportation
Roof	Asphalt Shingles
Construction	Wood, Stucco, Vinyl
Foundation	Concrete Perimeter



**School Information**

Elementary	La Perle
Middle	Alex Janvier
High	Jasper Place

**Additional Information**

Date Listed	July 8th, 2025
Days on Market	3
Zoning	Zone 20

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 July 11th, 2025 at 10:07am MDT