

# **\$1,049,900 - 6807 18 Avenue, Edmonton**

MLS® #E4445860

**\$1,049,900**

5 Bedroom, 5.50 Bathroom, 3,759 sqft

Single Family on 0.00 Acres

Summerside, Edmonton, AB

Step into this stunning home that blends elegant design with a true family oasis. From impressive curb appeal to a spacious yard, perfect for recreation and entertaining. As you enter through grand double doors, you're greeted by soaring vaulted ceilings, an open-to-below feature, and beautiful architectural arches that create a sense of grandeur throughout. The main floor boasts a private office, expansive living spaces with oversized windows that flood the home with natural light, and an extended chef's kitchen with stainless steel appliances, walk-in pantry, and circular dining area—all enhanced by upgraded designer lighting. Also on the main- a full bath & laundry room. Upstairs, a dual staircase leads to a lux primary suite with a spa-inspired bath. A second bedroom features its own 4-piece ensuite, while the third while the 3rd & 4th bedrooms share a Jack and Jill bath. The fully finished basement offers even more living space with a large rec room, second kitchen, 2nd living, a bedr and 2 baths

Built in 2007

## **Essential Information**

MLS® # E4445860

Price \$1,049,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 5                      |
| Bathrooms      | 5.50                   |
| Full Baths     | 5                      |
| Half Baths     | 1                      |
| Square Footage | 3,759                  |
| Acres          | 0.00                   |
| Year Built     | 2007                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 6807 18 Avenue |
| Area        | Edmonton       |
| Subdivision | Summerside     |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6L 5K3        |

### Amenities

|                |  |
|----------------|--|
| Amenities      | Air Conditioner, Ceiling 9 ft., Closet Organizers, Deck, No Animal Home, No Smoking Home, Patio, Vaulted Ceiling, 9 ft. Basement Ceiling |
| Parking Spaces | 6  |
| Parking        | Double Garage Attached   |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan, Microwave Hood Fan, Oven-Built-In, Oven-Microwave, Stove-Countertop Electric, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings, Refrigerators-Two |
| Heating           | Forced Air-1, Natural Gas  |
| Fireplace         | Yes  |
| Fireplaces        | Glass Door   |
| Stories           | 3  |
| Has Suite         | Yes  |
| Has Basement      | Yes  |

Basement                      Full, Finished

**Exterior**

Exterior                      Wood, Stone, Stucco

Exterior Features      Airport Nearby, Fenced, Flat Site, Landscaped, No Back Lane, Picnic Area, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby

Roof                          Asphalt Shingles

Construction              Wood, Stone, Stucco

Foundation                Concrete Perimeter

**Additional Information**

Date Listed                July 4th, 2025

Days on Market        53

Zoning                      Zone 53

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