

## **\$950,000 - 15113 42 Avenue, Edmonton**

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MLS® #E4440425

**\$950,000**

4 Bedroom, 3.50 Bathroom, 2,538 sqft

Single Family on 0.00 Acres

Ramsay Heights, Edmonton, AB

This is the one you've been waiting for! This breathtaking home is located in a cul-de-sac in desirable Ramsay Heights. 17' vaulted ceilings illuminate the main floor with light. Stunning chef's kitchen with high end appliances including, induction stove top, 2 ovens w/convection, handy garbage compactor, and garburator. For entertainers there's a huge island to seat guests while cooking or to lay out appetizers. The formal dining room is large & offers sliding, pocket glass doors. Upstairs are 2 large bedrooms, spacious bathroom, large laundry room & the huge master retreat with 4pc ensuite, massive walk-in closet and a private patio for your morning coffee! Fully finished basement features a large TV area, impressive wet bar with fridge & dishwasher, exercise area & space for a games/poker table. To complete this level is a large bedroom and spacious 4pc bathroom. There's even a dog wash at the back door! Outside enjoy the peaceful, quiet & secure neighbourhood w/large deck facing south and hot tub.



Built in 1992

### **Essential Information**

MLS® # E4440425

Price \$950,000

|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,538                  |
| Acres          | 0.00                   |
| Year Built     | 1992                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 15113 42 Avenue |
| Area        | Edmonton        |
| Subdivision | Ramsay Heights  |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6H 5P6         |

### Amenities

|                |                                                                                                                                                                                         |
|----------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Closet Organizers, Deck, Hot Tub, No Smoking Home, Patio, Smart/Program. Thermostat, Vaulted Ceiling, Wall Unit-Built-In, Wet Bar, See Remarks, Natural Gas BBQ Hookup |
| Parking Spaces | 4                                                                                                                                                                                       |
| Parking        | Double Garage Attached                                                                                                                                                                  |

### Interior

|                   |                                                                                                                                                                                                                                         |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                                                        |
| Appliances        | Air Conditioning-Central, Compactor, Dryer, Freezer, Garburator, Microwave Hood Fan, Refrigerator, Vacuum Systems, Washer, Window Coverings, Wine/Beverage Cooler, Dishwasher-Two, Oven Built-In-Two, Stove-Countertop Inductn, Hot Tub |
| Heating           | Forced Air-2, Natural Gas                                                                                                                                                                                                               |
| Fireplace         | Yes                                                                                                                                                                                                                                     |
| Fireplaces        | Stone Facing                                                                                                                                                                                                                            |
| Stories           | 3                                                                                                                                                                                                                                       |
| Has Basement      | Yes                                                                                                                                                                                                                                     |

Basement                      Full, Finished

**Exterior**

Exterior                      Wood, Stone, Stucco

Exterior Features      Cul-De-Sac, Fenced, Landscaped, No Back Lane, Playground Nearby,  
Private Setting, Public Transportation, Schools, Shopping Nearby

Roof                              Asphalt Shingles

Construction              Wood, Stone, Stucco

Foundation                Concrete Perimeter

**Additional Information**

Date Listed                 June 5th, 2025

Days on Market         11

Zoning                        Zone 14

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