# \$729,900 - 10225 146 Street, Edmonton

MLS® #E4433417

#### \$729,900

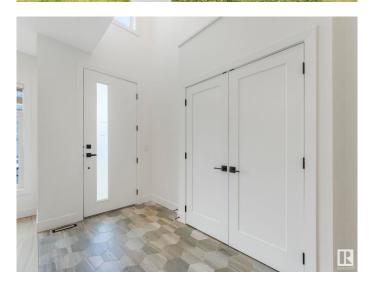
4 Bedroom, 3.50 Bathroom, 1,802 sqft Single Family on 0.00 Acres

Grovenor, Edmonton, AB

Welcome home to this CUSTOM BUILT 2-storey in the desirable Grovenor neighborhood. This stunning luxury infill features 4 BEDROOMS & 3.5 BATHROOMS including a full LEGAL SUITE in the basement. Be immediately greeted by the spacious and inviting main floor that offers an abundance of natural light through the large windows. Living room features an electric fireplace providing a great space to relax and unwind. Gourmet kitchen features SS appliances including gas cooktop & beautiful quartz counters with waterfall island which leads to spacious dining area large enough to host dinner parties. Upper level features UPSTAIRS LAUNDRY, Primary Suite with huge walk-in closet & stunning 5 pc. spa-like ensuite, 2 more spacious bedrooms, & full 4pc bathroom. Finished basement w/ SEPARATE ENTRANCE leads to the 1 Bedroom legal suite providing a great income opportunity. Yard is fully landscaped with DOUBLE DETACHED garage. Minutes away from River Valley, restaurants, downtown, shopping, schools, & future LRT. MUST SEE!







Built in 2021

#### **Essential Information**

MLS® # E4433417 Price \$729,900

Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,802
Acres	0.00
Year Built	2021
Туре	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

## **Community Information**

Address	10225 146 Street
Area	Edmonton
Subdivision	Grovenor
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5N 3A1

## Amenities

Amenities	On	Street	Parking,	Ceiling	9	ft.,	Deck,	Exterior	Walls-	2"x6",
	Insulation-Upgraded, Infill Property, HRV System									
Parking	Dou	ble Gara	age Detach	ned						

### Interior

Interior Features	ensuite bathroom		
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator, Stove-Countertop Gas, Washer, Window Coverings		
Heating	Forced Air-2, Natural Gas		
Fireplace	Yes		
Fireplaces	Tile Surround		
Stories	3		
Has Suite	Yes		
Has Basement	Yes		
Basement	Full, Finished		

## Exterior

Exterior	Wood, Brick, Stucco
Exterior Features	Back Lane, Fenced, Flat Site, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Brick, Stucco
Foundation	Concrete Perimeter

#### **Additional Information**

Date Listed	April 30th, 2025
Days on Market	17
Zoning	Zone 21

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 May 17th, 2025 at 8:02am MDT