

## \$599,900 - 1912 155 Avenue, Edmonton

MLS® #E4430196

**\$599,900**

5 Bedroom, 4.00 Bathroom, 1,772 sqft

Single Family on 0.00 Acres

Gorman, Edmonton, AB

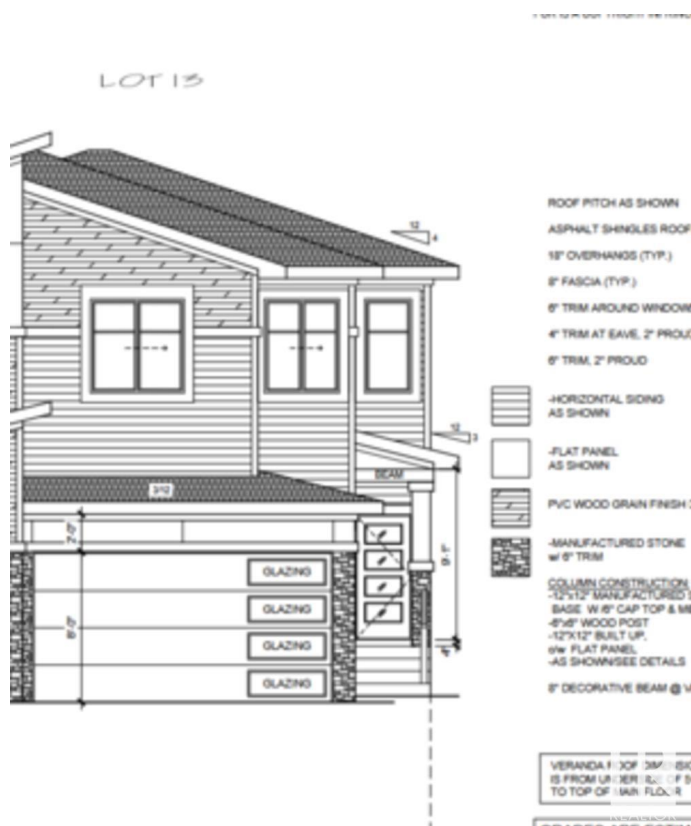
**\*\*MAIN FLOOR DEN\*\*2 BED LEGAL BASEMENT SUITE\*\*SPICE KITCHEN + MAIN KITCHEN + KITCHEN IN BASEMENT\*\*** Welcome to this stunning half duplex in the heart of Gorman, North Edmonton! With a finished legal basement suite, this home offers endless possibilities for extra income or comfortable multi-generational living. The main floor boasts a bright and airy open-to-below concept, a spacious living room, a dining area, and a convenient side entry to the basement. You'll also find a versatile den with a 3-piece ensuite bathroom and a practical spice kitchen for all your culinary adventures. Upstairs, relax in the serene primary suite featuring a luxurious 5-piece ensuite and walk-in closet. two additional bedrooms, a stylish 3-piece bathroom, and a laundry room complete this level. The legal basement suite comes with two bedrooms, its own kitchen, living space, laundry, and private entrance. **\*\*House under Construction\*\*** approx ready within 3-4 months\*\*

Built in 2025

### Essential Information

MLS® # E4430196

Price \$599,900



Bedrooms	5
Bathrooms	4.00
Full Baths	4
Square Footage	1,772
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	1912 155 Avenue
Area	Edmonton
Subdivision	Gorman
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 4H8

### Amenities

Amenities	Carbon Monoxide Detectors, Detectors Smoke
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	See Remarks
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	None
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Commercial, Golf Nearby, Public Transportation, Schools, Shopping Nearby, View City

Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	April 10th, 2025
Days on Market	30
Zoning	Zone 03

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 10th, 2025 at 3:17am MDT