

\$560,000 - 13715 165 Avenue, Edmonton

MLS® #E4438956

\$560,000

3 Bedroom, 2.50 Bathroom, 1,778 sqft

Single Family on 0.00 Acres

Carlton, Edmonton, AB

Welcome to Carlton! This FORMER SHOW HOME 2 STOREY offers elegance, and magnificent living spaces. You will be Amazed upon entering, Open Concept Floor Plan, 9 Foot Ceiling's, pot lights, spacious living room with fireplace, hardwood flooring, large dining area with patio door to a deck. The kitchen is outstanding from every angle, showcases tasteful finishes such as custom cabinets to ceiling, granite countertops and tile backsplash, Stainless Steel Applianceâ€™s, and Large Granite Island. Boasting a sound system for entertaining your family. The Upstairs you will find a bonus room with vaulted ceilings. Master Bedroom with a luxurious 5 piece ensuite Bathroom with shower, soaker tub, his and hers sinks, and a walk-in closet. 2 large bedrooms and a Full Bath. The Large South backing yard is perfect for family gatherings. Upgrades include: Central A/C, Surround Sound System, and more. Location is excellent, a quick walk to a K-9 School, shopping, Restaurant, Anthony Henday. All Furniture Included.

Built in 2012

Essential Information

MLS® # E4438956

Price \$560,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,778
Acres	0.00
Year Built	2012
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	13715 165 Avenue
Area	Edmonton
Subdivision	Carlton
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6V 0G9

Amenities

Amenities	Air Conditioner
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Stone Facing
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 28th, 2025
Days on Market	17
Zoning	Zone 27

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 June 14th, 2025 at 12:02am MDT