

\$624,988 - 1224 25 Avenue, Edmonton

MLS® #E4461721

\$624,988

4 Bedroom, 3.50 Bathroom, 1,818 sqft

Single Family on 0.00 Acres

Tamarack, Edmonton, AB

FULLY FIN | SEP ENT | ORIG OWNER | This beautiful 2-Storey Home is nestled in a quiet cul-de-sac in the desirable community of Tamarack, sitting on a Huge Lot with great curb appeal. The main floor offers 9 ft ceilings, an open-concept layout, and a stunning kitchen with quartz countertops, ceiling-height cabinets, SS Appl, and a spacious dining area perfect for gatherings. The elegant staircase to the upper floor is finished with wooden railings and spindles, adding warmth and character to the home. Upstairs also offers 9 ft ceilings, a Master BDRM with 5Pc Ensuite, a stylish ceiling detail, and two additional good-sized BDRMS, Bonus Room perfect for an playroom or media space, with Full bath & Laundry complete this level. The SEP ENT leads to a Fully Fin in-law suite with a 2nd kitchen & Laundry. Ideal for Ext. family. Enjoy the fully fenced backyard with a deck, providing plenty of space for outdoor living. Close to schools, parks, shopping, and quick access to Whitemud & Anthony Henday. Must See !!!!!

Built in 2018

Essential Information

MLS® # E4461721

Price \$624,988

Lease Rate \$11



Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,818
Acres	0.00
Year Built	2018
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	1224 25 Avenue
Area	Edmonton
Subdivision	Tamarack
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 2E5

Amenities

Amenities	On Street Parking, Carbon Monoxide Detectors, Ceiling 9 ft., Detectors Smoke, Exterior Walls- 2"x6", No Animal Home, No Smoking Home, HRV System
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Garage Control, Garage Opener, Hood Fan, Window Coverings, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Flat Site, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Lot Description	Geo-Jet
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Jackson Heights School
Middle	Thelma Chalifoux School
High	Elder Dr. Francis Whiskeyj

Additional Information

Date Listed	October 10th, 2025
Days on Market	8
Zoning	Zone 30

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 October 18th, 2025 at 7:02am MDT