

## \$589,250 - 8615 181 Avenue, Edmonton

MLS® #E4444090

**\$589,250**

4 Bedroom, 3.00 Bathroom, 1,995 sqft

Single Family on 0.00 Acres

Klarvatten, Edmonton, AB

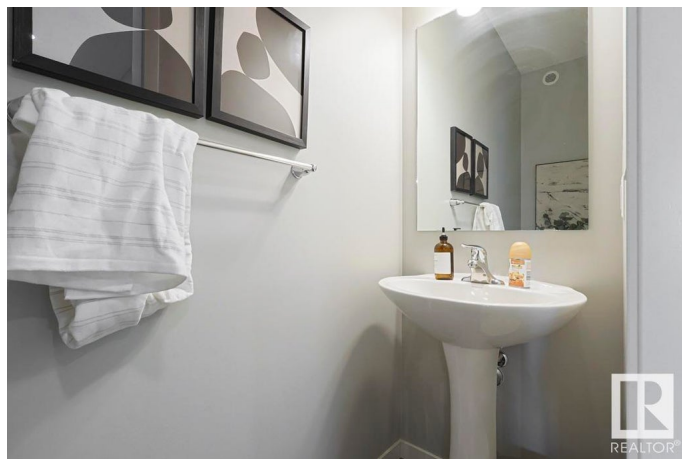
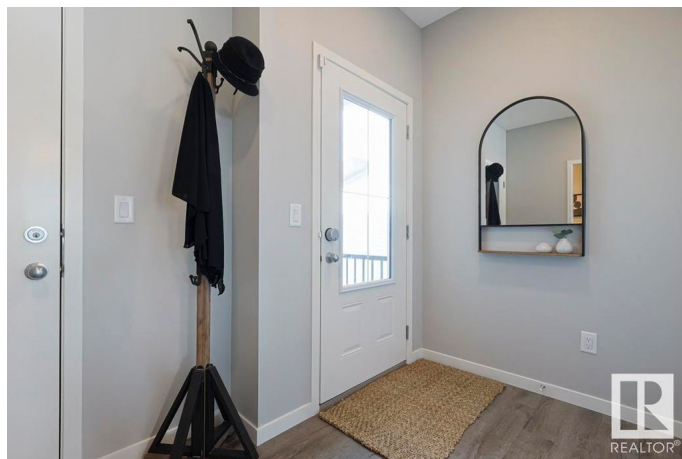
The Apex is a four-bedroom home designed for modern family living, blending durability and elegance. It features a double attached garage, 9 ft ceilings on the main and basement levels, a separate side entrance, and Luxury Vinyl Plank flooring throughout the main floor. The foyer leads to a main floor bedroom and a full 3-piece bath with stand-up shower. A mudroom is accessible from the garage man door. The open-concept kitchen, nook, and great room offer functionality and light, with quartz countertops, a flush island eating ledge, over-the-range microwave, undermount sink, soft-close cabinets, and a walk-in pantry. Large windows and a patio door connect to the backyard. Upstairs, the bright primary suite includes a 5-piece ensuite with double sinks, a tub, walk-in shower with glass doors, and a spacious walk-in closet. A bonus room, laundry, 3-piece bath, and two more bedrooms complete the level. Upgraded railings, basement rough-in plumbing, and Sterlingâ€™s Signature Specification are included.

Built in 2025

### Essential Information

MLS® # E4444090

Price \$589,250



Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,995
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	8615 181 Avenue
Area	Edmonton
Subdivision	Klarvatten
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Z 0X2

### Amenities

Amenities	Ceiling 9 ft., Detectors Smoke, No Animal Home, No Smoking Home, Smart/Program. Thermostat, Television Connection, 9 ft. Basement Ceiling
Parking	Double Garage Attached, Over Sized

### Interior

Interior Features	ensuite bathroom
Appliances	Garage Control, Garage Opener, None
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	No Through Road, Park/Reserve, Playground Nearby, Schools,

	Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	June 24th, 2025
Days on Market	15
Zoning	Zone 28

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Listing information last updated on July 9th, 2025 at 4:18pm MDT