

## \$460,000 - 20031 18 Avenue, Edmonton

MLS® #E4463857

**\$460,000**

3 Bedroom, 2.50 Bathroom, 1,422 sqft

Single Family on 0.00 Acres

Stillwater, Edmonton, AB

Step inside this stunning, air conditioned, low maintenance landscaped, 3-bedroom, 2.5-bath home and prepare to be impressed. Bright, welcoming, and beautifully finished, it offers a perfect mix of modern style and everyday comfort. The main floor showcases soaring 9-foot ceilings, luxury vinyl plank flooring, and a designer kitchen complete with quartz countertops and a gorgeous herringbone backsplash. The open layout flows seamlessly for entertaining or family time, and the fully fenced backyard is ideal for kids and pets. Upstairs, a large main bath with a private water closet complements two generous bedrooms and an expansive primary suite featuring a walk-in closet and elegant ensuite with quartz finishes. Convenient upstairs laundry adds practicality to busy days, while the unfinished basement is ready for your ideas. Nestled on a quiet street, this home is just steps from a private playground, spray park, skating rink, and scenic walking trails. Stylish, functional, and move-in ready

Built in 2018

### Essential Information

MLS® # E4463857

Price \$460,000

Bedrooms 3



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,422                  |
| Acres          | 0.00                   |
| Year Built     | 2018                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 20031 18 Avenue |
| Area        | Edmonton        |
| Subdivision | Stillwater      |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6M 0Y1         |

### Amenities

|                |                                                  |
|----------------|--------------------------------------------------|
| Amenities      | Air Conditioner, No Animal Home, No Smoking Home |
| Parking Spaces | 2                                                |
| Parking        | Double Garage Attached                           |

### Interior

|                   |                                                                                                                                                 |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                                       |
| Stories           | 2                                                                                                                                               |
| Has Basement      | Yes                                                                                                                                             |
| Basement          | Full, Unfinished                                                                                                                                |

### Exterior

|                   |                                         |
|-------------------|-----------------------------------------|
| Exterior          | Wood, Vinyl                             |
| Exterior Features | Fenced, No Back Lane, Playground Nearby |
| Roof              | Asphalt Shingles                        |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 28th, 2025 |
| Days on Market | 23                 |
| Zoning         | Zone 57            |
| HOA Fees       | 400                |
| HOA Fees Freq. | Annually           |

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Listing information last updated on November 20th, 2025 at 3:17am MST