

## \$555,000 - 19051 46 Avenue, Edmonton

MLS® #E4448658

**\$555,000**

5 Bedroom, 3.00 Bathroom, 1,443 sqft

Single Family on 0.00 Acres

Jamieson Place, Edmonton, AB

This immaculately maintained 2,063 sq.ft. home radiates pride of ownership from top to bottom. Perfectly located just steps from Michael A. Kostek School in the heart of Jamieson Place, it offers 5 bdrms, 3 bathrooms, & a beautifully manicured 5,963 sq.ft.south-facing lot with a newer Deck and a rear staircase leading to the basement. From the pristine curb appeal to the spotless interior, every inch of this home shines. Soaring 16'™ vaulted ceilings in the living room filling the space with natural light ,while the bright kitchen offers abundant cabinetry, ample counter space, & a beautiful coffee station and a large pantry.The cozy family rm w/ gas fireplace is the perfect spot to unwind The main floor has two spacious bdrms .Upstairs you'll find 3 spacious bdrms, including a serene primary suite w/ lrg closets & a 3-pc ensuite. Fully finished basement features a huge second family room 2 more spacious bdrm, & 3-pc bath,Plus a larger laundry room and a storage area. This home is truly move in ready

Built in 2005

### Essential Information

MLS® # E4448658

Price \$555,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 5                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 3                      |
| Square Footage | 1,443                  |
| Acres          | 0.00                   |
| Year Built     | 2005                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bi-Level               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 19051 46 Avenue |
| Area        | Edmonton        |
| Subdivision | Jamieson Place  |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6M 2Y2         |

### Amenities

|           |                                                                     |
|-----------|---------------------------------------------------------------------|
| Amenities | Carbon Monoxide Detectors, Closet Organizers, Deck, Detectors Smoke |
| Parking   | Double Garage Attached, Insulated                                   |

### Interior

|                   |                                                                                                                    |
|-------------------|--------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                   |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                                                                          |
| Fireplace         | Yes                                                                                                                |
| Fireplaces        | Mantel, Marble Surround                                                                                            |
| Stories           | 2                                                                                                                  |
| Has Basement      | Yes                                                                                                                |
| Basement          | Full, Finished                                                                                                     |

### Exterior

|                   |                                                                                                                               |
|-------------------|-------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                                   |
| Exterior Features | Airport Nearby, Fenced, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks |

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 16th, 2025 |
| Days on Market | 17              |
| Zoning         | Zone 20         |

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