

## \$575,000 - 19342 22a Avenue, Edmonton

MLS® #E4449960

**\$575,000**

3 Bedroom, 2.50 Bathroom, 2,182 sqft

Single Family on 0.00 Acres

River's Edge, Edmonton, AB

Experience comfort and style in this beautifully crafted Coventry home, where thoughtful design meets quality craftsmanship. The main floor impresses with 9' ceilings and an open-concept layout, featuring a chef-inspired kitchen with quartz countertops, stylish cabinetry, a large island, and a spacious pantry. The Great Room flows seamlessly into the dining area—perfect for everyday living and entertaining. A mudroom and half bath complete the main level. Upstairs, the luxurious primary suite offers a 5-piece spa-like ensuite with double sinks, a soaker tub, stand-up shower, and walk-in closet. Two additional bedrooms, a spacious bonus room, full bath, and convenient upper-floor laundry provide everything your family needs. Built with exceptional attention to detail, every Coventry Home is backed by the Alberta New Home Warranty Program for lasting peace of mind. \*some photos are virtually staged\*

Built in 2024

### Essential Information

MLS® #	E4449960
Price	\$575,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	2,182
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	19342 22a Avenue
Area	Edmonton
Subdivision	River's Edge
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 3B7

### Amenities

Amenities	Carbon Monoxide Detectors, Ceiling 9 ft., Detectors Smoke, Smart/Program. Thermostat, Vinyl Windows, HRV System
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	None
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Public Transportation, Partially Fenced
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed July 27th, 2025

Days on Market 48

Zoning Zone 57

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 September 13th, 2025 at 9:02pm MDT