

\$919,000 - 1836 22 Street, Edmonton

MLS® #E4452311

\$919,000

8 Bedroom, 6.00 Bathroom, 2,786 sqft

Single Family on 0.00 Acres

Laurel, Edmonton, AB

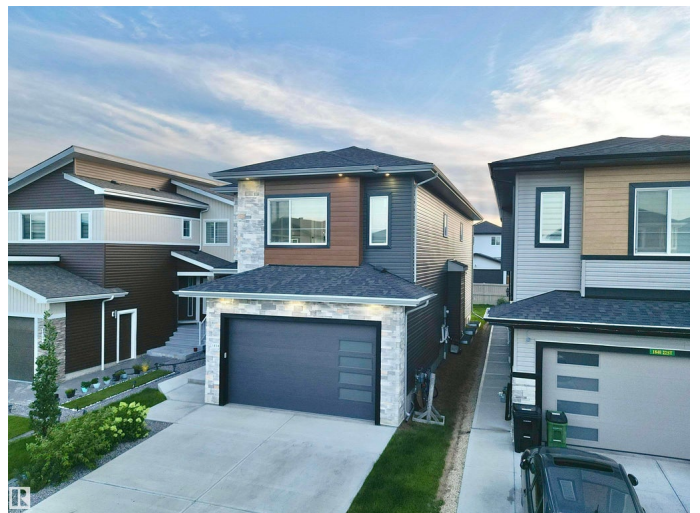
Discover this luxurious BUILT GREEN custom home in Laurel, offering over 3,900 sq. ft. of TOTAL living space, including a fully finished basement with SEPARATE ENTRANCE featuring 2-BED LEGAL SUITE plus bachelor option. The home boasts DUAL MASTER bedrooms with walk-in closets and 5-pc and 4-pc ensuites, one opening to a covered DURA DECK BALCONY. Upon entry, the living space features open-to-below ceiling with magnificent chandelier, a bedroom with a 4-pc ensuite flowing into a second spacious living area with a feature wall and electric fireplace. The chef's kitchen offers sleek cabinetry, a large island, gas cooktop, stainless steel appliances, granite/ quartz countertops, and a main-floor SPICE KITCHEN. Upstairs offers 4 bedrooms and 3 full baths, while the basement includes 3 bedrooms, a kitchen, and 2 4-pc baths. Additional highlights include detailed ceilings, feature walls, chandeliers, custom blinds, 9-ft basement ceiling, fully landscaped backyard, and spacious double garage with 9-ft door.

Built in 2022

Essential Information

MLS® # E4452311

Price \$919,000



Bedrooms	8
Bathrooms	6.00
Full Baths	6
Square Footage	2,786
Acres	0.00
Year Built	2022
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	1836 22 Street
Area	Edmonton
Subdivision	Laurel
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 2M5

Amenities

Amenities	Ceiling 9 ft., Detectors Smoke, No Smoking Home, See Remarks, 9 ft. Basement Ceiling
Parking	Double Garage Attached

Interior

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

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Playground Nearby, Public Transportation, Schools, Shopping Nearby,

	See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	August 10th, 2025
Days on Market	10
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 August 20th, 2025 at 7:17pm MDT