

\$499,788 - 3111 15 Avenue, Edmonton

MLS® #E4432982

\$499,788

3 Bedroom, 3.50 Bathroom, 1,616 sqft

Single Family on 0.00 Acres

Laurel, Edmonton, AB

Fully Finished | North-Facing | 3 Bed, 3.5 Bath Half Duplex in Laurel. This beautifully maintained, move-in-ready half duplex in Laurel offers the perfect blend of comfort and style. Featuring 3 spacious bedrooms, 3.5 bathrooms, and a fully finished basement, this north-facing home is ideal for families or first-time buyers. The open-concept main floor boasts a bright living room, modern kitchen with stainless steel appliances, a large island, pantry, and generous dining space. A mudroom, front foyer, and 2-piece powder room add functionality and flow. Upstairs, enjoy a large primary suite with 4-pc ensuite and walk-in closet, plus 2 additional bedrooms, a 4-pc bath, and upper-level laundry. The basement features a spacious rec room, 3-pc bath, and walk-in closetâ€”great for guests or extra living space. Additional perks: New Carpet, Fresh Paint, Professionally Cleaned, and Double Att. Garage. Located close to parks, schools, shopping, transit & rec centre. Immediate Possession Available. Must See !!!!!

Built in 2016

Essential Information

MLS® # E4432982

Price \$499,788



| | |
|----------------|---------------|
| Bedrooms | 3 |
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,616 |
| Acres | 0.00 |
| Year Built | 2016 |
| Type | Single Family |
| Sub-Type | Half Duplex |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 3111 15 Avenue |
| Area | Edmonton |
| Subdivision | Laurel |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6T 0V2 |

Amenities

| | |
|----------------|--|
| Amenities | Deck, Exterior Walls- 2"x6", Front Porch, Hot Water Natural Gas, Vinyl Windows, HRV System, Natural Gas BBQ Hookup |
| Parking Spaces | 4 |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Curtains and Blinds |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stone, Vinyl |
| Exterior Features | Airport Nearby, Fenced, Flat Site, Golf Nearby, Playground Nearby, |

Public Transportation, Schools, Shopping Nearby

| | |
|-----------------|--------------------|
| Lot Description | Geojet |
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Vinyl |
| Foundation | Concrete Perimeter |

School Information

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|------------|----------------------|
| Elementary | Svend Hansen School |
| Middle | Svend Hansen School |
| High | Elder Dr. Francis WJ |

Additional Information

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|----------------|------------------|
| Date Listed | April 26th, 2025 |
| Days on Market | 117 |
| Zoning | Zone 30 |

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Listing information last updated on August 21st, 2025 at 2:17pm MDT