

## \$699,000 - 14708 58 Avenue, Edmonton

MLS® #E4461501

**\$699,000**

5 Bedroom, 2.50 Bathroom, 2,265 sqft

Single Family on 0.00 Acres

Brander Gardens, Edmonton, AB

Welcome to this beautifully maintained and elegant 2,200+ sqft two-storey home in sought-after Brander Gardens! Ideally located on a quiet cul-de-sac, this 5-bedroom, 3-bath home offers a bright, spacious layout that blends comfort and timeless style. Set on a massive 1,320 sq. metre lot, the yard is creatively landscaped—an outdoor space that truly sets it apart! The gorgeous kitchen features custom white cabinetry, a large island with gas cooktop, and the perfect spot to enjoy your morning coffee while taking in the peaceful backyard scenery. The sunken family room has wood panelling, a brick fireplace, and garden doors to a private deck surrounded by mature trees and a greenhouse. Main-floor laundry offers garage and side access. Upstairs are five generous bedrooms including a primary suite with 4-pc ensuite. Updates include two new furnaces, hot water tank, leaf gutter guards, and a 10-year-old roof. Steps to the River Valley, parks, and schools—move-in ready!

Built in 1972

### Essential Information

MLS® # E4461501

Price \$699,000

Bedrooms 5



|                |                        |
|----------------|------------------------|
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,265                  |
| Acres          | 0.00                   |
| Year Built     | 1972                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 14708 58 Avenue |
| Area        | Edmonton        |
| Subdivision | Brander Gardens |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6H 4T2         |

### Amenities

|           |                                                |
|-----------|------------------------------------------------|
| Amenities | Air Conditioner, Deck, Greenhouse, See Remarks |
| Parking   | Double Garage Attached                         |

### Interior

|                   |                                                                                                                                                                                    |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                   |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Freezer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Gas, Washer, Water Softener, Window Coverings, Garage Heater |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                          |
| Fireplace         | Yes                                                                                                                                                                                |
| Fireplaces        | Brick Facing                                                                                                                                                                       |
| Stories           | 2                                                                                                                                                                                  |
| Has Basement      | Yes                                                                                                                                                                                |
| Basement          | Full, Partially Finished                                                                                                                                                           |

### Exterior

|                   |                                                                 |
|-------------------|-----------------------------------------------------------------|
| Exterior          | Wood, Brick, Stucco                                             |
| Exterior Features | Cul-De-Sac, Fenced, Landscaped, Public Transportation, Schools, |

|              |                                         |
|--------------|-----------------------------------------|
|              | Shopping Nearby, Treed Lot, See Remarks |
| Roof         | Asphalt Shingles                        |
| Construction | Wood, Brick, Stucco                     |
| Foundation   | Concrete Perimeter                      |

### **Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | October 9th, 2025 |
| Days on Market | 13                |
| Zoning         | Zone 14           |

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Listing information last updated on October 22nd, 2025 at 4:47am MDT