

## \$899,000 - 1809 18a Avenue, Edmonton

MLS® #E4459267

**\$899,000**

8 Bedroom, 5.00 Bathroom, 2,837 sqft

Single Family on 0.00 Acres

Laurel, Edmonton, AB

Gorgeous 2023-Built Luxury Home in the Heart of Laurel! This beautifully designed home is perfectly located within walking distance to parks, schools, shopping centres, and offers quick access to major highways. The main floor includes a spacious bedroom with a full ensuite—ideal for guests or multi-generational living—as well as a spice kitchen, two separate living areas, and a bright, open-concept layout perfect for entertaining. Upstairs, you'll find two master bedrooms with ensuites, plus two additional bedrooms and a bonus room with a shared bathroom—plenty of space for a large family. The separate entrance leads to a fully finished basement featuring 3 bedrooms, 1 full bathroom, a full kitchen, separate laundry, and a spacious living room—an excellent option for extended family use. This is a rare opportunity to own a luxurious, move-in-ready home in one of Southeast Edmonton's™ most desirable neighborhoods!

Built in 2023

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4459267  |
| Price     | \$899,000 |
| Bedrooms  | 8         |
| Bathrooms | 5.00      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 5                      |
| Square Footage | 2,837                  |
| Acres          | 0.00                   |
| Year Built     | 2023                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 1809 18a Avenue |
| Area        | Edmonton        |
| Subdivision | Laurel          |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T6T 2M9         |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Ceiling 9 ft., Deck    |
| Parking   | Double Garage Attached |

### Interior

|                   |                                                                                                                                                                                                        |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                       |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Stacked Washer/Dryer, Stove-Countertop Electric, Stove-Countertop Gas, Washer, Window Coverings, Refrigerators-Two |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                                              |
| Stories           | 3                                                                                                                                                                                                      |
| Has Suite         | Yes                                                                                                                                                                                                    |
| Has Basement      | Yes                                                                                                                                                                                                    |
| Basement          | Full, Finished                                                                                                                                                                                         |

### Exterior

|                   |                                                                                                          |
|-------------------|----------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                              |
| Exterior Features | Airport Nearby, Commercial, Golf Nearby, Public Transportation, Recreation Use, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                         |
| Construction      | Wood, Vinyl                                                                                              |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      September 24th, 2025

Days on Market                26

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 October 20th, 2025 at 4:17pm MDT