

\$509,000 - 13906 146 Avenue, Edmonton

MLS® #E4449063

\$509,000

4 Bedroom, 3.50 Bathroom, 1,507 sqft

Single Family on 0.00 Acres

Cumberland, Edmonton, AB

PREMIUM 2 STOREY! Welcome to this beautifully upgraded custom home in family-friendly Cumberland! Featuring 4 bedrooms, 3.5 baths, and stunning hardwood & ceramic tile throughout—no carpet here! Recent updates include a newer roof & HWT. The open-concept main floor offers a chef's kitchen with espresso cabinetry, quality appliances, island, pantry & loads of counter space—open to a bright living room with fireplace & large windows. The dining area leads to a spacious deck and fenced yard. Convenient main floor laundry & 2-pce bath. Upstairs boasts 3 bedrooms with Vinyl plank floors, a full bath, and luxurious primary suite with walk-in closet, 4-pce ensuite, jacuzzi tub & separate shower. The fully finished basement offers a 4th bedroom with ensuite, family room & storage. The attractive exterior has a drywalled garage & large fenced yard. The prime location is just steps to an off-leash dog park, great schools, and major shopping. Truly move-in ready!

Built in 2005

Essential Information

MLS® # E4449063

Price \$509,000

Bedrooms 4



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,507
Acres	0.00
Year Built	2005
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	13906 146 Avenue
Area	Edmonton
Subdivision	Cumberland
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6V 1X9

Amenities

Amenities	Ceiling 9 ft., Deck, Detectors Smoke, Vinyl Windows, See Remarks
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher - Energy Star, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings, See Remarks
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Tile Surround
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
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Exterior Features	Fenced, Landscaped, No Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 22nd, 2025
Days on Market	7
Zoning	Zone 27

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