

## \$499,900 - 21212 89a Avenue, Edmonton

MLS® #E4459880

**\$499,900**

4 Bedroom, 3.50 Bathroom, 1,565 sqft

Single Family on 0.00 Acres

Suder Greens, Edmonton, AB

Well maintained 4 bedroom, 3&half bath 2 storey with fully finished basement and double attached garage in the sought after west end community of Suder Greens. Former show home "Oakley 1" model by Reid-Built Homes. The main floor features bright and spacious kitchen with upgraded appliances and quartz countertop, breakfast island, pantry, good sized dining area with patio doors leading to the large maintenance free composite deck. Front flex room could be used as a den/office or dining area. Open to above family room with lots of windows & gas fireplace. The upper level features 3 bedrooms including the Primary w/ walk-in closet and 4pc ensuite. Fully finished basement offers large living room, 4th bedroom and 4pc bath nicely upgraded with a steam shower and in floor heating. Shingles 2023. Close to schools, playground, shopping, and public transportation. Great value. Just move in & enjoy!

Built in 2002

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4459880  |
| Price     | \$499,900 |
| Bedrooms  | 4         |
| Bathrooms | 3.50      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,565                  |
| Acres          | 0.00                   |
| Year Built     | 2002                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 21212 89a Avenue |
| Area        | Edmonton         |
| Subdivision | Suder Greens     |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5T 6V5          |

### Amenities

|           |                                                |
|-----------|------------------------------------------------|
| Amenities | No Animal Home, No Smoking Home, Vinyl Windows |
| Parking   | Double Garage Attached                         |

### Interior

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

### Exterior

|                   |                                                            |
|-------------------|------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                |
| Exterior Features | Fenced, Landscaped, Public Transportation, Shopping Nearby |
| Roof              | Asphalt Shingles                                           |
| Construction      | Wood, Vinyl                                                |
| Foundation        | Concrete Perimeter                                         |

### Additional Information

Date Listed September 26th, 2025

Days on Market 11

Zoning Zone 58

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Listing information last updated on October 7th, 2025 at 5:32am MDT