

# \$899,900 - 10139 82 Street Nw, Edmonton

MLS® #canada\_13871

**\$899,900**

3 Bedroom, 3.00 Bathroom, 2,119 sqft

Single Family on 0.09 acres Acres

Forest Heights\_EDMO, Edmonton, Alberta

~ ABSOLUTELY STUNNING BRAND NEW  
2118 SQ FT TWO STOREY BUILT on a FULL  
SIZED WIDE LOT (NOT A SKINNY) ~  
SEPARATE SIDE ENTRANCE ~ 24' X 24'  
FINISHED DOUBLE DETACHED GARAGE ~  
3 BEDROOMS PLUS DEN, 2.5 BATHS ~  
Hardwood and tile throughout ~ Gorgeous  
kitchen with high end appliances including a  
36" Dual fuel range ~ Custom steel and glass  
wall enclosing the main door den ~ Open  
concept main floor ~ Gorgeous gas fire place  
~ Custom Steel Railings ~ Legal suite ready  
with 2 furnaces: One furnace for the  
basement, and one for the main/upper floors  
which has a zone control, you can control  
temperature on all 3 floors of the home ~  
Basement is roughed in for a 2 bedroom legal  
suite with laundry & kitchen ~ Builder will finish  
legal suite or fully finished basement at buyer's  
request for additional charge ~ 75 gallon Hot  
Water Tank ~HRV System ~ Triple Pane  
Windows ~ 200 AMP Electrical ~ Top Floor  
Laundry ~ Garage has separate panel with  
220V Plugs for Electric Vehicle Charging ~  
Landscaping will be completed ~

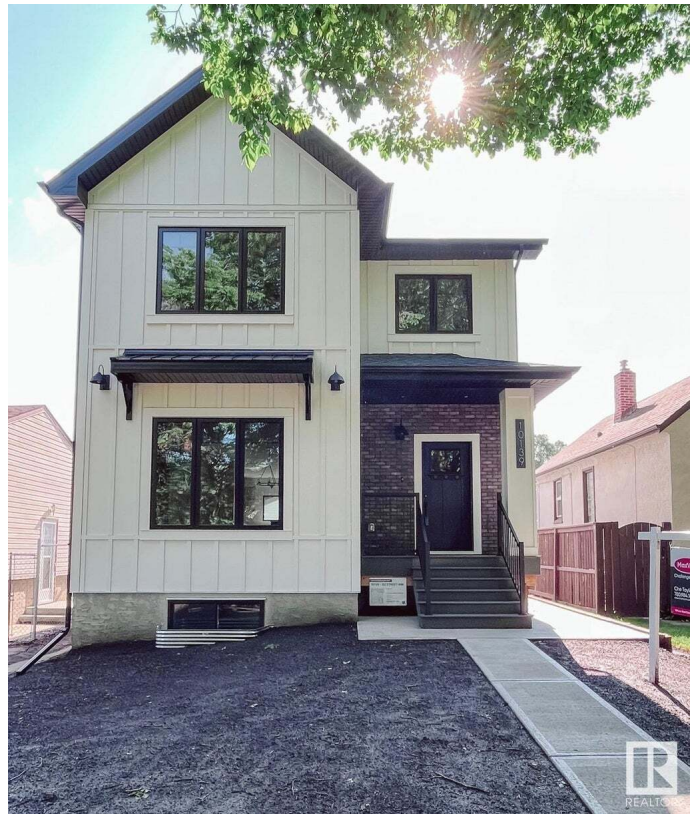
Built in 2022

## Essential Information

MLS® #                      canada\_13871

Price                        \$899,900

Bedrooms                3



|                |               |
|----------------|---------------|
| Bathrooms      | 3.00          |
| Half Baths     | 1             |
| Square Footage | 2,119         |
| Acres          | 0.09 acres    |
| Year Built     | 2022          |
| Type           | Single Family |
| Status         | Active        |

### **Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 10139 82 Street Nw  |
| Subdivision | Forest Heights_EDMO |
| City        | Edmonton            |
| Province    | Alberta             |
| Zip Code    | T6A 3M1             |

### **Amenities**

|              |                                                                       |
|--------------|-----------------------------------------------------------------------|
| Features     | Ceiling 9 ft., Deck, Detectors Smoke, No Animal Home, No Smoking Home |
| # of Garages | 2                                                                     |

### **Additional Information**

|             |                 |
|-------------|-----------------|
| Date Listed | June 21st, 2023 |
|-------------|-----------------|