

## \$725,000 - 6818 105a Street, Edmonton

MLS® #E4431845

**\$725,000**

4 Bedroom, 3.00 Bathroom, 1,602 sqft

Single Family on 0.00 Acres

Allendale, Edmonton, AB

Nestled on a quiet, tree-lined street in the sought-after neighborhood of Allendale, this stunning half duplex is the ideal family home. Thoughtfully designed and meticulously built, every detail carefully considered—from the sleek European-style kitchen with a massive quartz island to the spacious primary bedroom featuring a gorgeous ensuite. You'll love the convenience of a true laundry room (not just a closet!) and the fully finished LEGAL basement suite, completed by the builder to seamlessly match the style and quality of the main home. The open-concept layout maximizes every square inch, making the space feel both functional and luxurious. The private side entrance to the suite is located off the lane, and with no neighbor directly beside you, natural light floods the stairwell through large windows. Enjoy a double detached garage, fully insulated and drywalled—perfect for storage or parking. Located close to top-rated schools, the UofA, with easy access to Whyte Ave, Downtown & the Airport

Built in 2019

### Essential Information

MLS® # E4431845

Price \$725,000

Bedrooms 4



Bathrooms	3.00
Full Baths	3
Square Footage	1,602
Acres	0.00
Year Built	2019
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	6818 105a Street
Area	Edmonton
Subdivision	Allendale
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6H 2R2

### Amenities

Amenities	On Street Parking, Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Fire Pit, No Animal Home, No Smoking Home, HRV System, Natural Gas BBQ Hookup
Parking Spaces	2
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Hood Fan, Microwave Hood Fan, Stove-Electric, Stove-Gas, Window Coverings, Dryer-Two, Refrigerators-Two, Washers-Two, Dishwasher-Two, TV Wall Mount
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	2
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco
Exterior Features	Back Lane, Fenced, Flat Site, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **School Information**

Elementary	Allendale
Middle	Allendale
High	Strathcona

### **Additional Information**

Date Listed	April 19th, 2025
Days on Market	12
Zoning	Zone 15

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 May 1st, 2025 at 4:17am MDT