

Courtesy Of Michael A Pavone Of RE/MAX Elite

# **\$1,099,000 - 13415 103 Avenue, Edmonton**

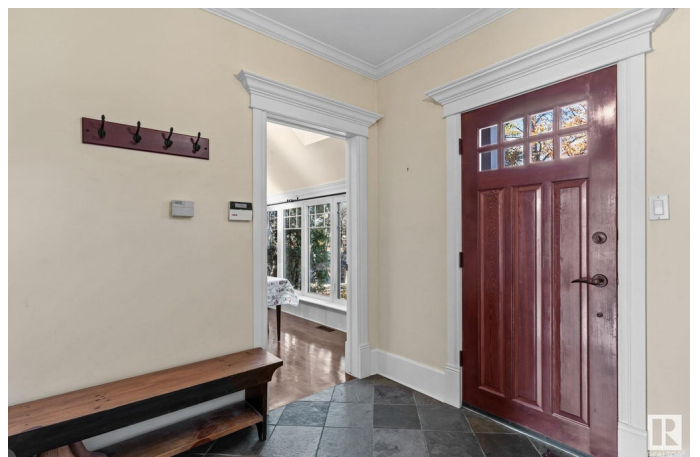
MLS® #E4412246

**\$1,099,000**

5 Bedroom, 3.50 Bathroom, 2,069 sqft  
Single Family on 0.00 Acres

Glenora, Edmonton, AB

Welcome to this craftsman-style 2-storey with LOTS OF CHARACTER in the heart of OLD GLENORA! Walking distance to Alexander Circle, Glenora School, the River Valley, and Downtown. The French classic interior features VAULTED 9-FT CEILINGS, crown moulding, and BIRCH HARDWOOD throughout! The kitchen is equipped with NEW APPLIANCES, INCLUDING A GAS RANGE, and a spacious eat-in area WITH ACCESS TO THE BACKYARD! Upstairs features the primary suite with DUAL CLOSETS and 3-piece ensuite. Three additional bedrooms and a bright 4-piece bathroom with a skylight complete the upper level. The fully finished basement adds even more living space, complete with a bonus room with an electric fireplace, an extra bedroom, and a 4-piece bath. The PRIVATE, FULLY FENCED and LANDSCAPED YARD is perfect for entertaining! Featuring a LARGE DECK, patio, and firepit area! An oversized detached double garage completes this must-see property in one of Edmonton's most sought-after neighborhoods. Experience the best of Glenora living!



Built in 1946

## **Essential Information**

MLS® # E4412246

|                |                        |
|----------------|------------------------|
| Price          | \$1,099,000            |
| Bedrooms       | 5                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 2,069                  |
| Acres          | 0.00                   |
| Year Built     | 1946                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 13415 103 Avenue |
| Area        | Edmonton         |
| Subdivision | Glenora          |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5N 0S3          |

### Amenities

|           |  |
|-----------|--|
| Amenities | Ceiling 9 ft., Deck, Patio, Skylight, Vinyl Windows, See Remarks |
| Parking   | Double Garage Attached, Over Sized, Rear Drive Access            |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Opener, Oven-Microwave, Refrigerator, Stove-Gas, Washer |
| Heating           | Forced Air-2, Natural Gas  |
| Fireplace         | Yes  |
| Fireplaces        | Insert, Marble Surround, Stone Facing  |
| Stories           | 3  |
| Has Basement      | Yes  |
| Basement          | Full, Finished   |

### Exterior

|          |                   |
|----------|-------------------|
| Exterior | Wood, Composition |
|----------|-------------------|

|                   |  |
|-------------------|--|
| Exterior Features | Back Lane, Fenced, Landscaped, Public Transportation, Schools, Treed Lot |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Composition  |
| Foundation        | Concrete Perimeter   |

### **Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 31st, 2024 |
| Days on Market | 155                |
| Zoning         | Zone 11            |

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 April 4th, 2025 at 4:47pm MDT