

\$975,000 - 13918 107a Avenue, Edmonton

MLS® #E4421530

\$975,000

3 Bedroom, 2.50 Bathroom, 2,136 sqft

Single Family on 0.00 Acres

North Glenora, Edmonton, AB

Located in the heart of prestigious North Glenora & situated on a quiet street just a short distance from Edmonton's Downtown core, this custom built 2 Storey infill by award winning home builder, North Pointe Homes, is available for pre-sale! Feat. nearly 2,200 Sq Ft of finished living space, w/ the opportunity to develop the basement, this full sized home has been thoughtfully engineered & curated for a family's lifestyle or for those that love to entertain. Generously positioned on an oversized, 33' lot, this central infill will sit at 24' wide w/ 10ft main floor ceilings, floor to ceiling windows & a double detached garage. This home is complete w/ 3 sizeable bdrms upstairs and an abundance of natural light throughout. Build your dream home with the opportunity to choose from preselected layouts/finishes or customize all interior & exterior finishings by tailoring your own bespoke floor plan. Explore one of the available floor plans by visiting the Showhome at 8813 140 Street for a detailed tour!

Built in 2025

Essential Information

MLS® # E4421530

Price \$975,000

Bedrooms 3



| | |
|----------------|------------------------|
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 2,136 |
| Acres | 0.00 |
| Year Built | 2025 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 13918 107a Avenue |
| Area | Edmonton |
| Subdivision | North Glenora |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5L 2H7 |

Amenities

| | |
|-----------|---------------------------------------------------------|
| Amenities | Ceiling 9 ft., Closet Organizers, Deck, Infill Property |
| Parking | Double Garage Detached |

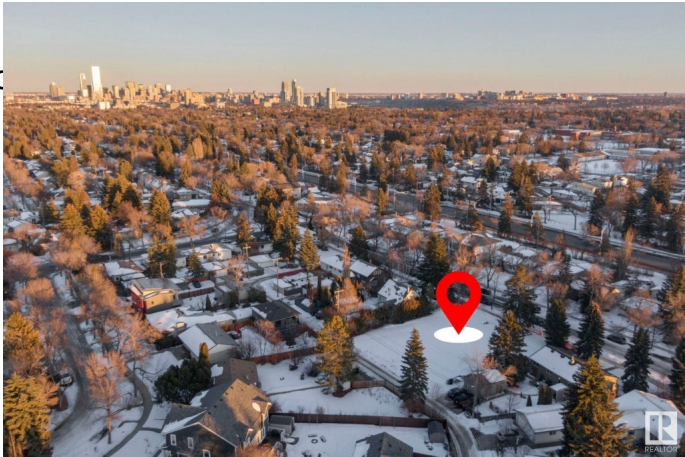
Interior

| | |
|-------------------|---------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Hood Fan, Refrigerator, Stove-Electric, Washer, See Remarks |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Insert |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|------------------------------------------------------------------------------------------------------------------|
| Exterior | Wood, Brick, Vinyl, Hardie Board Siding |
| Exterior Features | Flat Site, Golf Nearby, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |

| | |
|--------------|----------------------------------|
| Roof | Asphalt Shingles |
| Construction | Wood, Brick, Vinyl, Hardie Board |
| Foundation | Concrete Perimeter |



School Information

| | |
|------------|----------------------|
| Elementary | Coronation School |
| Middle | Westminster School |
| High | Ross Sheppard School |

Additional Information

| | |
|----------------|---------------------|
| Date Listed | February 14th, 2025 |
| Days on Market | 66 |
| Zoning | Zone 07 |

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Listing information last updated on April 21st, 2025 at 7:02pm MDT