

\$675,000 - 1315 13 Avenue, Edmonton

MLS® #E4429910

\$675,000

4 Bedroom, 3.00 Bathroom, 2,156 sqft
Single Family on 0.00 Acres

Aster, Edmonton, AB

Welcome to this brand-new, never-lived-in 2,156 sqft two-storey home in the desirable Aster community! The main floor features a stunning open-to-above great room, a cozy breakfast nook, and a modern gourmet chef’s kitchen. You’ll also find a versatile bedroom/den/office with a full bathroom, ideal for guests or multi-generational living. Upstairs offers a spacious bonus room, a large owner’s suite with a 5-piece ensuite and walk-in closet, plus two additional bedrooms, a full 4-piece bathroom, and a convenient laundry room. The basement, with a separate entrance and bathroom rough-in, is ready for your personal touches. The double attached garage and proximity to parks and premium amenities make this home an ideal choice. Don’t miss this incredible opportunity!

Built in 2025

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4429910 |
| Price | \$675,000 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 2,156 |
| Acres | 0.00 |



| | |
|------------|------------------------|
| Year Built | 2025 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 1315 13 Avenue |
| Area | Edmonton |
| Subdivision | Aster |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6T 2S7 |

Amenities

| | |
|----------------|------------------------|
| Amenities | See Remarks |
| Parking Spaces | 4 |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|-------------------------------|
| Interior Features | ensuite bathroom |
| Appliances | Garage Control, Garage Opener |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Public Swimming Pool, Schools, Shopping Nearby, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | April 9th, 2025 |
| Days on Market | 25 |
| Zoning | Zone 30 |

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