

\$547,900 - 8507 181 Avenue, Edmonton

MLS® #E4433476

\$547,900

3 Bedroom, 2.50 Bathroom, 1,585 sqft

Single Family on 0.00 Acres

Klarvatten, Edmonton, AB

Welcome to the "Archer 20" – a 1585 sqft home that blends modern luxury with smart design. Featuring a double attached garage & 9' ceilings on both main & upper floors, this model offers a spacious, open-concept layout. The foyer includes a convenient bench with hooks, a large walk-in closet & a 1/2 bath near the garage. The main floor offers LVP flooring, a stylish kitchen with quartz counters, island with eating ledge, Silgranit sink, built-in microwave, full-height backsplash & a generous corner pantry. Enjoy natural light from large windows in the great room with electric fireplace & nook, plus access to the backyard via a sliding patio door. Upstairs features a compact laundry closet, cozy loft & a luxurious primary suite with dual walk-in closets & a 4pc ensuite with double sinks & a walk-in shower. Two add. bedrooms & a 3pc bath complete the upper level. Add. features include brushed nickel fixtures, upgraded railings, separate side entry 150 Amp service, and basement rough-ins.



Built in 2025

Essential Information

| | |
|----------|-----------|
| MLS® # | E4433476 |
| Price | \$547,900 |
| Bedrooms | 3 |

| | |
|----------------|------------------------|
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,585 |
| Acres | 0.00 |
| Year Built | 2025 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 8507 181 Avenue |
| Area | Edmonton |
| Subdivision | Klarvatten |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5Z 0G6 |

Amenities

| | |
|-----------|---|
| Amenities | Ceiling 9 ft., Detectors Smoke, No Animal Home, No Smoking Home, 9 ft. Basement Ceiling |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom |
| Appliances | None |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Stone Facing |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | No Through Road, Public Transportation, Rolling Land, Schools, Shopping Nearby |

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

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 30th, 2025 |
| Days on Market | 2 |
| Zoning | Zone 28 |

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Listing information last updated on May 2nd, 2025 at 5:32am MDT