

## \$678,000 - 2315 54 Street, Edmonton

MLS® #E4435735

**\$678,000**

4 Bedroom, 3.00 Bathroom, 2,219 sqft

Single Family on 0.00 Acres

Walker, Edmonton, AB

Discover this stunning Landmark Homes property in the vibrant Walker community, nestled on a spacious regular 28â€™™ pocket lot. Built with energy efficiency in mind, it features triple-pane windows, an HRV system, and on-demand hot water. The main floor offers an open-to-below living room with an electric fireplace, a bedroom with a full bath, and a chefâ€™™s kitchen with granite countertops, a large island, walk-in pantry, and extended cabinetryâ€™™perfect for hosting. Upstairs, the primary suite includes a 5-piece ensuite and walk-in closet, along with two more bedrooms and a full bath. The 9â€™™ ceiling basement with separate entrance is roughed in for a kitchen, bathroom, and 3 windowsâ€™™ideal for a potential 2-bedroom legal suite. Enjoy the oversized heated garage with side door, landscaped yard, and vinyl deck. \*Photos digitally staged\*

Built in 2020

### Essential Information

MLS® #	E4435735
Price	\$678,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,219



Acres	0.00
Year Built	2020
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	2315 54 Street
Area	Edmonton
Subdivision	Walker
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 2P1

### Amenities

Amenities	Ceiling 9 ft., Deck, Hot Water Tankless, No Animal Home, No Smoking Home, HRV System, 9 ft. Basement Ceiling
Parking	Double Garage Attached, Front Drive Access, Heated, Insulated, Over Sized

### Interior

Interior Features	ensuite bathroom
Appliances	Alarm/Security System, Dishwasher - Energy Star, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Oven-Microwave, Refrigerator-Energy Star, Stove-Countertop Gas, Vacuum Systems, Washer - Energy Star, Window Coverings, Garage Heater
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Fresh Air
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      May 9th, 2025

Days on Market                2

Zoning                            Zone 53

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