

\$449,900 - 13817 131a Avenue, Edmonton

MLS® #E4456162

\$449,900

4 Bedroom, 3.00 Bathroom, 1,675 sqft

Single Family on 0.00 Acres

Athlone, Edmonton, AB

Renovated & upgraded. Bright, open plan with vaulted ceilings. Updates include laminate & ceramic tile flooring, carpeted bedrooms, railings & moldings, lighting/ceiling fans, kitchen counters with undermount sink, A/C, tankless hot water, newer shingles, and central vac. The renovated bathrooms impress with custom cabinetry and granite counters, tiled showers, S/S fixtures, and in-floor heating. An expansive third level family room features a stacked-stone fireplace, pot lights, and custom built-ins. Outdoors, the south-facing yard offers a spacious deck to enjoy your summer days. Don't miss out on this one!

Built in 1994

Essential Information

MLS® #	E4456162
Price	\$449,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,675
Acres	0.00
Year Built	1994
Type	Single Family
Sub-Type	Detached Single Family
Style	4 Level Split



Status Active

Community Information

Address 13817 131a Avenue
Area Edmonton
Subdivision Athlone
City Edmonton
County ALBERTA
Province AB
Postal Code T5L 5A7

Amenities

Amenities Off Street Parking, On Street Parking, Air Conditioner, Crawl Space, Deck, Hot Water Tankless, No Smoking Home, Vaulted Ceiling, Natural Gas BBQ Hookup
Parking Double Garage Attached

Interior

Interior Features ensuite bathroom
Appliances Air Conditioning-Central, Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating Forced Air-1, Natural Gas
Fireplace Yes
Fireplaces Mantel, Stone Facing
Stories 3
Has Basement Yes
Basement Full, Finished

Exterior

Exterior Wood, Brick, Vinyl
Exterior Features Fenced, Flat Site, No Back Lane, No Through Road, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof Asphalt Shingles
Construction Wood, Brick, Vinyl
Foundation Slab

Additional Information

Date Listed September 4th, 2025
Days on Market 50

Zoning

Zone 01

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 October 24th, 2025 at 8:32am MDT