

## \$365,900 - 15 2803 14 Avenue, Edmonton

MLS® #E4436339

**\$365,900**

3 Bedroom, 2.50 Bathroom, 1,428 sqft

Condo / Townhouse on 0.00 Acres

Laurel, Edmonton, AB

Beautiful move-in ready town House .  
Featuring 3 spacious bedrooms, 2.5  
bathrooms, With laundry located upstairs , this  
home offers flexibility with a lower-level flex  
space—ideal for a home office, gym, or  
storage. Including quartz countertops, a large  
kitchen island, plenty of pot lights, tile and vinyl  
flooring, an electric fireplace, and soaring 9 ft  
ceilings. The double attached garage adds  
everyday ease and extra storage. Facing  
Green space perfect for outdoor relaxation and  
step out for walking trails Conveniently located  
near by Grocery store ,schools, parks,  
playgrounds, the Rec Centre, and public  
transit all close by. Easy access to Anthony  
Henday Drive.

Built in 2021

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4436339  |
| Price          | \$365,900 |
| Bedrooms       | 3         |
| Bathrooms      | 2.50      |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 1,428     |
| Acres          | 0.00      |
| Year Built     | 2021      |



|          |                   |
|----------|-------------------|
| Type     | Condo / Townhouse |
| Sub-Type | Townhouse         |
| Style    | 2 Storey          |
| Status   | Active            |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 15 2803 14 Avenue |
| Area        | Edmonton          |
| Subdivision | Laurel            |
| City        | Edmonton          |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T6T 1A8           |

### Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Parking-Visitor, Patio |
| Parking   | Double Garage Attached |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Countertop Electric, Window Coverings |
| Heating           | Forced Air-1, Natural Gas   |
| Fireplace         | Yes   |
| Fireplaces        | Wall Mount  |
| Stories           | 2   |
| Has Basement      | Yes   |
| Basement          | Partial, Partially Finished   |

### Exterior

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

### Additional Information

|             |                |
|-------------|----------------|
| Date Listed | May 14th, 2025 |
|-------------|----------------|

|                |         |
|----------------|---------|
| Days on Market | 51      |
| Zoning         | Zone 30 |
| Condo Fee      | \$230   |

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Listing information last updated on July 4th, 2025 at 7:32pm MDT