

## \$586,600 - 20620 22ave, Edmonton

MLS® #E4440725

**\$586,600**

4 Bedroom, 3.50 Bathroom, 2,336 sqft

Single Family on 0.00 Acres

Stillwater, Edmonton, AB

This is truly one of the RAREST HOMES currently on market with 2336 sq ft . It features 4 bed room upstairs 3.5 wash room which includes TWO MASTER BEDROOMS -Each with its Own ensuite. Additionally, a bigger BONUS ROOM in second floor and OFFICE SPACE in main level . This 2023 built home is still under 10 year warranty , SEPERATE ENTERANCE To Basement and rough ins for future wash room. Home is well maintained and Immaculate condition. Shows 10/10 .

Built in 2023

### Essential Information

MLS® #	E4440725
Price	\$586,600
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,336
Acres	0.00
Year Built	2023
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active



## Community Information

Address	20620 22ave
Area	Edmonton
Subdivision	Stillwater
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 1N3

## Amenities

Amenities	Deck
Parking	Double Garage Attached

## Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Microwave Hood Fan, Refrigerator, Stove-Gas, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior	Log, Vinyl
Exterior Features	Playground Nearby
Roof	Asphalt Shingles
Construction	Log, Vinyl
Foundation	Concrete Perimeter

## Additional Information

Date Listed	June 5th, 2025
Days on Market	12
Zoning	Zone 57
HOA Fees	420
HOA Fees Freq.	Annually

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