

## \$1,499,000 - 20604 5 Avenue, Edmonton

MLS® #E4429266

**\$1,499,000**

4 Bedroom, 4.00 Bathroom, 2,697 sqft

Single Family on 1.00 Acres

Riverview Area, Edmonton, AB

Luxury Private Acreage Estate nestled within City Limits...just 5min from Anthony Henday and the Petroleum Golf & Country Club! This custom-built gem offers 4,398 sq.ft of total living space, a 1200 sq.ft. heated triple garage & 1 additional 16'x24' garage/shop. Step inside to impeccable craftsmanship, featuring a stunning curved staircase, a chef's gourmet kitchen, granite countertops & exquisite stone & tile detailing throughout. The home boasts in-floor heating on the main floor & basement, 2 furnaces, central AC & a wood fireplace. The primary suite is a true retreat, offering a 6pc ensuite with heated floors, a jetted tub & a separate shower. This home features a fully developed walkout basement including an in-law suite with a private entrance. The property borders a 1-acre pond and features beautiful landscaping with a huge stamped concrete patio, an impressive rock fountain, paved circular driveway, large garden area, fruit trees, and gorgeous flower beds.

Built in 2005

### Essential Information

MLS® #	E4429266
Price	\$1,499,000
Bedrooms	4
Bathrooms	4.00



Full Baths	4
Square Footage	2,697
Acres	1.00
Year Built	2005
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	20604 5 Avenue
Area	Edmonton
Subdivision	Riverview Area
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6M 2P4

### **Amenities**

Amenities	Air Conditioner, Deck, Fire Pit, Patio, Skylight, Walkout Basement
Parking Spaces	15
Parking	Heated, Insulated, Over Sized, Single Garage Attached, Triple Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Stove-Countertop Electric, Stove-Electric, Washer, Wine/Beverage Cooler, Refrigerators-Two, Curtains and Blinds
Heating	Forced Air-2, In Floor Heat System, Natural Gas, Water
Fireplace	Yes
Fireplaces	Glass Door, Heatilator/Fan
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stone, Stucco
Exterior Features	Fenced, Flat Site, Fruit Trees/Shrubs, Landscaped, Private Setting,

	Stream/Pond, Vegetable Garden
Roof	Asphalt Shingles
Construction	Wood, Stone, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	April 4th, 2025
Days on Market	18
Zoning	Zone 57

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