

Courtesy Of Sally Munro Of Century 21 Masters

\$1,699,000 - 13615 86 Avenue, Edmonton

MLS® #E4422551

\$1,699,000

4 Bedroom, 7.00 Bathroom, 7,070 sqft
Single Family on 0.00 Acres

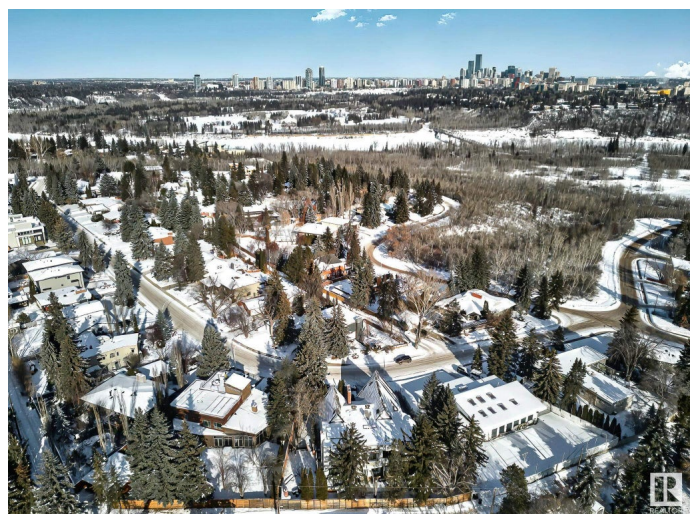
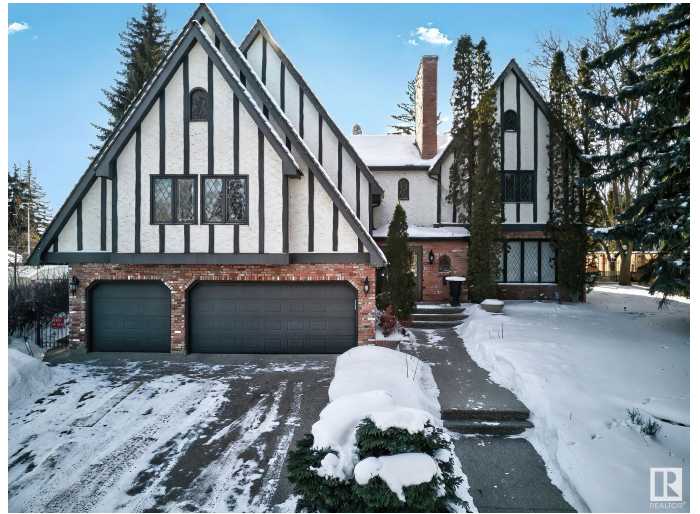
Parkview, Edmonton, AB

A Legendary Valleyview Estate ready for Your Vision. An iconic executive residence in the heart of Valleyview, this 7,070 sq. ft. estate is a rare opportunity to shape a truly one-of-a-kind luxury home Oversized quad Situated on a sprawling private lot in a serene location, this grand residence offers 4 bedrooms & 7 bathrooms. The 2600 sq ft primary suite is a dream retreat with huge marble jacuzzi large steam shower, built in office. An indoor sports court with plexiglass hockey, basketball, golf simulator the ideal stage for endless possibilities. This estate offers the perfect foundation to bring your creative vision to life. Located in one of Edmonton's most prestigious communities, this is more than a home it's a legacy in the making. Don't miss this chance to craft a luxury residence tailored to your lifestyle. Estimate to finish is \$300,000 more or less you choose your own flooring, lighting, kitchen. This sought after area has exceptional schools and access to beautiful amenities. Sold as is!

Built in 1962

Essential Information

| | |
|--------|-------------|
| MLS® # | E4422551 |
| Price | \$1,699,000 |



| | |
|----------------|------------------------|
| Bedrooms | 4 |
| Bathrooms | 7.00 |
| Full Baths | 6 |
| Half Baths | 2 |
| Square Footage | 7,070 |
| Acres | 0.00 |
| Year Built | 1962 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 5 Level Split |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 13615 86 Avenue |
| Area | Edmonton |
| Subdivision | Parkview |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5R 4A8 |

Amenities

| | |
|----------------|---|
| Amenities | Exercise Room, Patio, Walkout Basement |
| Parking Spaces | 8 |
| Parking | Quad or More Attached, Triple Garage Attached |

Interior

| | |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom |
| Appliances | See Remarks |
| Heating | Forced Air-2, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Mantel |
| Stories | 5 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Brick, Stucco |
| Exterior Features | Fenced, Flat Site, Fruit Trees/Shrubs, Landscaped, Public |

| | |
|--------------|--|
| | Transportation, Schools, Shopping Nearby |
| Roof | Cedar Shakes, Tar & Gravel |
| Construction | Wood, Brick, Stucco |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|---------------------|
| Date Listed | February 22nd, 2025 |
| Days on Market | 20 |
| Zoning | Zone 10 |

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 March 14th, 2025 at 2:17pm MDT