

Courtesy Of Tyler J Ellis Of Real Broker

\$1,199,900 - 14711 88 Avenue, Edmonton

MLS® #E4455689

\$1,199,900

5 Bedroom, 3.50 Bathroom, 2,422 sqft
Single Family on 0.00 Acres

Parkview, Edmonton, AB

Experience modern luxury in the heart of prestigious Parkview. This brand-new, custom farmhouse offers nearly 3,500 sq.ft. of light-filled living with 10ft ceilings and a striking eastern stringer staircase. The main floor boasts a private office, stone gas fireplace, and chef’s kitchen with waterfall quartz island, Bosch appliances, and custom cabinetry. Upstairs, retreat to a vaulted-ceiling primary suite with spa-inspired ensuite and walk-in closet, plus a bonus room and full laundry. The finished basement adds a large entertainment room, bedroom, and gym. Outdoors, enjoy an oversized south facing deck, while the EV ready garage with 60A service keeps you future-ready. Finished with durable Hardie board and premium details, this rare offering is steps from top schools, River Valley trails, and downtown—an unmatched blend of family comfort and urban sophistication.

Built in 2025

Essential Information

MLS® #	E4455689
Price	\$1,199,900
Bedrooms	5
Bathrooms	3.50
Full Baths	3



Half Baths	1
Square Footage	2,422
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	14711 88 Avenue
Area	Edmonton
Subdivision	Parkview
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5R 4J9

Amenities

Amenities	On Street Parking, Bar, Carbon Monoxide Detectors, Ceiling 10 ft., Ceiling 9 ft., Closet Organizers, Deck, Detectors Smoke, Exercise Room, Hot Water Natural Gas, Storage-In-Suite, Vaulted Ceiling, Vinyl Windows, Wet Bar, Infill Property, HRV System, Natural Gas BBQ Hookup, Natural Gas Stove Hookup, 9 ft. Basement Ceiling
Parking	220 Volt Wiring, Double Garage Detached, Over Sized, Rear Drive Access

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher - Energy Star, Dryer, Hood Fan, Oven-Microwave, Refrigerator-Energy Star, Stove-Gas, Washer - Energy Star
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Brick, Hardie Board Siding
Exterior Features	Fenced, Flat Site, Landscaped, Level Land, Low Maintenance Landscape, Paved Lane, Picnic Area, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Brick, Hardie Board Siding
Foundation	Concrete Perimeter

Additional Information

Date Listed	September 2nd, 2025
Days on Market	9
Zoning	Zone 10

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Listing information last updated on September 10th, 2025 at 10:32pm MDT