

## \$479,999 - 1221 27 Street, Edmonton

MLS® #E4460051

### \$479,999

3 Bedroom, 2.50 Bathroom, 1,590 sqft

Single Family on 0.00 Acres

Laurel, Edmonton, AB

Welcome to this spacious and well-maintained 3-bedroom, 2.5-bath half duplex in a quiet, family-friendly neighborhood. The bright, open-concept main floor offers a functional layout, perfect for both daily living and entertaining. Upstairs you'll find a generous primary suite with ensuite, two additional bedrooms, a full bath, and a versatile family room. A side entrance leads to the full unfinished basement offering great potential for future development, extra storage, or even a home gym. Conveniently located near schools, parks, and amenities, this home is an excellent opportunity for first-time buyers, growing families, or investors!

Built in 2018

### Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | E4460051      |
| Price          | \$479,999     |
| Bedrooms       | 3             |
| Bathrooms      | 2.50          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,590         |
| Acres          | 0.00          |
| Year Built     | 2018          |
| Type           | Single Family |



|          |             |
|----------|-------------|
| Sub-Type | Half Duplex |
| Style    | 2 Storey    |
| Status   | Active      |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 1221 27 Street |
| Area        | Edmonton       |
| Subdivision | Laurel         |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6T 2J2        |

### Amenities

|           |                                          |
|-----------|------------------------------------------|
| Amenities | Closet Organizers, Deck, Detectors Smoke |
| Parking   | Double Garage Attached                   |

### Interior

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

### Exterior

|                   |                                                                                                   |
|-------------------|---------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                                |
| Exterior Features | Fenced, Flat Site, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                  |
| Construction      | Wood, Stone, Vinyl                                                                                |
| Foundation        | Concrete Perimeter                                                                                |

### Additional Information

|                |                      |
|----------------|----------------------|
| Date Listed    | September 29th, 2025 |
| Days on Market | 51                   |
| Zoning         | Zone 30              |

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