

## \$777,777 - 14014 106 Avenue, Edmonton

MLS® #E4447742

**\$777,777**

4 Bedroom, 2.00 Bathroom, 1,736 sqft

Single Family on 0.00 Acres

Glenora, Edmonton, AB

Welcome to Glenora, where charm meets modern living! This fully renovated and expanded 1.5-storey home is bright, open, and move-in ready. With 4 bedrooms—1 main floor, 2 up and 1 in the finished basement—plus a 4pc bath main level and a 3pc down, there's a room for everyone. The main floor offers flexible living and dining spaces perfect for family life or entertaining. Downstairs includes a cozy rec room, laundry, and extra bedroom. Step into your private backyard oasis with newer sidewalks, a large deck, and lush landscaping. The double garage has a lofted storage area. Enjoy the beauty of a tree-lined street with schools, groceries, and the new LRT stop just a short walk away. After 40+ years with one loving family, this gem is ready for you!

Built in 1949

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4447742  |
| Price          | \$777,777 |
| Bedrooms       | 4         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 1,736     |
| Acres          | 0.00      |
| Year Built     | 1949      |



|          |                        |
|----------|------------------------|
| Type     | Single Family          |
| Sub-Type | Detached Single Family |
| Style    | 1 and Half Storey      |
| Status   | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 14014 106 Avenue |
| Area        | Edmonton         |
| Subdivision | Glenora          |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5N 1B2          |

### Amenities

|                |                                                                                            |
|----------------|--------------------------------------------------------------------------------------------|
| Amenities      | Carbon Monoxide Detectors, Deck, Detectors Smoke, No Smoking Home, Skylight, Vinyl Windows |
| Parking Spaces | 4                                                                                          |
| Parking        | Double Garage Detached                                                                     |

### Interior

|              |                                                                                                                             |
|--------------|-----------------------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas                                                                                                   |
| Stories      | 3                                                                                                                           |
| Has Basement | Yes                                                                                                                         |
| Basement     | Full, Finished                                                                                                              |

### Exterior

|                   |                                                                                                                       |
|-------------------|-----------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stucco                                                                                                          |
| Exterior Features | Back Lane, Fenced, Fruit Trees/Shrubs, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                      |
| Construction      | Wood, Stucco                                                                                                          |
| Foundation        | Concrete Perimeter                                                                                                    |

### School Information

|            |                            |
|------------|----------------------------|
| Elementary | Grovenor School/St.Vincent |
| Middle     | West Minister/St.Mark      |
| High       | Ross Sheppard              |

**Additional Information**

Date Listed                July 14th, 2025  
Days on Market        97  
Zoning                    Zone 11

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