

Courtesy Of Jeffrey Keasey Of Century 21 Masters

\$569,000 - 11331 103 Street, Edmonton

MLS® #E4425526

\$569,000

3 Bedroom, 2.50 Bathroom, 1,765 sqft
Single Family on 0.00 Acres

Spruce Avenue, Edmonton, AB

This brand-new custom-built home by DL Homes is a must-see! Located on a quiet, tree-lined street in Spruce Avenue, it's just steps away from NAIT, Royal Alex Hospital, Glenrose, Grant MacEwan, and Downtown. This high-quality, modern design features an open-concept layout with 3 spacious bedrooms, 2.5 baths, and a stunning kitchen perfect for entertaining, complete with a quartz island. The main floor boasts vinyl plank flooring, an accent wall, & a cozy electric fireplace. The kitchen showcases sleek grey cabinetry with silver handles, light fixtures, and beautiful quartz countertops. You'll love the functional mudroom with a built-in bench, offering plenty of storage. Upstairs, enjoy beautiful grey tile work in the bathrooms, with quartz countertops that add to the luxurious feel. The laundry room is thoughtfully designed with a convenient sink and ample space. Step outside to entertain on the generously sized deck or park in the double detached garage. \$5000 appliance package included, plus 10yr NHW.

Built in 2024

Essential Information

| | |
|--------|-----------|
| MLS® # | E4425526 |
| Price | \$569,000 |



| | |
|----------------|------------------------|
| Bedrooms | 3 |
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,765 |
| Acres | 0.00 |
| Year Built | 2024 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 11331 103 Street |
| Area | Edmonton |
| Subdivision | Spruce Avenue |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5G 2H8 |

Amenities

| | |
|-----------|--|
| Amenities | Carbon Monoxide Detectors, Ceiling 9 ft., Deck, Vinyl Windows, Infill Property |
| Parking | Double Garage Detached |

Interior

| | |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom |
| Appliances | See Remarks |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Wall Mount |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Picnic Area, Playground Nearby, Public Swimming Pool, Public |

Transportation, Schools, Shopping Nearby, View City

Roof Asphalt Shingles
Construction Wood, Vinyl
Foundation Concrete Perimeter

Additional Information

Date Listed March 13th, 2025
Days on Market 30
Zoning Zone 08

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Listing information last updated on April 12th, 2025 at 5:17am MDT