

## **\$794,800 - 10450 142 Street, Edmonton**

MLS® #E4463078

**\$794,800**

6 Bedroom, 4.00 Bathroom, 2,230 sqft

Single Family on 0.00 Acres

Grovenor, Edmonton, AB

Welcome to Grovenor! This newer, CUSTOM-BUILT 2-storey home offers over 3,300 sq.ft. total of finished living space, LEGAL BSMT SUITE, total 6 bedrooms & 4 full baths. A high-end custom designed home w/ luxury touches! The foyer leads you to the open-concept floor plan boasting 20 ft ceilings over the dining area! The living room features vinyl windows, TRAY CEILING w/ cove lighting & ceramic feature wall fireplace! Step out to your fully fenced backyard via your mudroom, leading to your deck towards your triple detached garage! The kitchen boasts a large walk-in-pantry w/ organizers, modern SS appliances & cabinetry, BREAKFAST NOOK/ISLAND w/ GRANITE COUNTERTOPS! Upstairs offers 3 full bedrms, incl. the Primary bedrm w/ 5-pc ensuite W/ HIS & HERS DUAL VANITY, WIC & private access to the BALCONY! The LEGAL BSMT SUITE w/ SEPARATE ENTRANCE offers 2 bedrms, a 4-pc bath, SECOND KITCHEN & REC ROOM! Prime Location – Just minutes to Downtown, University of Alberta & 5 minutes to Westmount Shopping Mall!

Built in 2023

### **Essential Information**

MLS® #

E4463078



|                |                        |
|----------------|------------------------|
| Price          | \$794,800              |
| Bedrooms       | 6                      |
| Bathrooms      | 4.00                   |
| Full Baths     | 4                      |
| Square Footage | 2,230                  |
| Acres          | 0.00                   |
| Year Built     | 2023                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 10450 142 Street |
| Area        | Edmonton         |
| Subdivision | Grovenor         |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5N 2P2          |

### Amenities

|                |                                                                                                                                                                                              |
|----------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities      | On Street Parking, Ceiling 9 ft., Closet Organizers, Detectors Smoke, Exterior Walls- 2"x6", Smart/Program. Thermostat, Vinyl Windows, Vacuum System-Roughed-In, Infill Property, HRV System |
| Parking Spaces | 6                                                                                                                                                                                            |
| Parking        | 220 Volt Wiring, Rear Drive Access, Triple Garage Detached                                                                                                                                   |

### Interior

|                   |                                                                                                                                                                                                                                   |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                                                  |
| Appliances        | Dryer, Garage Control, Garage Opener, Hood Fan, Humidifier-Power(Furnace), Oven-Built-In, Oven-Microwave, Stacked Washer/Dryer, Stove-Countertop Gas, Stove-Electric, Washer, Window Coverings, Refrigerators-Two, Dishwasher-Two |
| Heating           | Forced Air-2, Natural Gas                                                                                                                                                                                                         |
| Fireplace         | Yes                                                                                                                                                                                                                               |
| Fireplaces        | Mantel, Tile Surround                                                                                                                                                                                                             |
| Stories           | 3                                                                                                                                                                                                                                 |
| Has Suite         | Yes                                                                                                                                                                                                                               |

|              |                |
|--------------|----------------|
| Has Basement | Yes            |
| Basement     | Full, Finished |

**Exterior**

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Exterior          | Wood, Stone, Stucco, Vinyl                                         |
| Exterior Features | Back Lane, Fenced, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                   |
| Construction      | Wood, Stone, Stucco, Vinyl                                         |
| Foundation        | Concrete Perimeter                                                 |

**School Information**

|            |                      |
|------------|----------------------|
| Elementary | Grovenor School      |
| Middle     | Westminster School   |
| High       | Ross Sheppard School |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 22nd, 2025 |
| Days on Market | 7                  |
| Zoning         | Zone 21            |

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Listing information last updated on October 29th, 2025 at 8:32am MDT