

## \$999,900 - 5805 113 A Street, Edmonton

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MLS® #E4429488

**\$999,900**

5 Bedroom, 3.50 Bathroom, 2,411 sqft

Single Family on 0.00 Acres

Lendrum Place, Edmonton, AB

Luxury living at its finest in this one-of-a-kind custom infill! Boasting over 3,390 sqft of exquisite space including a fully finished basement, this home offers 3 bedrooms upstairs, a main floor designed for entertaining, a 3rd-floor loft with a rooftop patio, and a LEGAL 2-bedroom basement suite. You'll be impressed by the striking design, oversized windows, and refined finishes throughout this modern masterpiece. The chef's kitchen is a dream with a 16" waterfall island, quartz backsplash, under-cabinet lighting, premium appliances, and a walk-through butler's pantry with a wine cooler and espresso bar. Upgrades include an electric fireplace, custom lighting, central AC, 9" basement ceilings, and engineered hardwood. The primary suite is a tranquil escape with a large walk-in closet and spa-like ensuite featuring a beautiful rainfall shower. On a quiet street in Lendrum Place you can walk to the LRT, top-rated schools, UofA Farm, and more. Welcome home!



Built in 2017

### Essential Information

MLS® #	E4429488
Price	\$999,900
Bedrooms	5

Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,411
Acres	0.00
Year Built	2017
Type	Single Family
Sub-Type	Detached Single Family
Style	3 Storey
Status	Active

### Community Information

Address	5805 113 A Street
Area	Edmonton
Subdivision	Lendrum Place
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6H 1A9

### Amenities

Amenities	On Street Parking, Air Conditioner, Closet Organizers, Deck, Detectors Smoke, No Animal Home, No Smoking Home, Patio, Vaulted Ceiling, Vinyl Windows, Wet Bar, Infill Property, Heat Exchanger, Natural Gas BBQ Hookup, Natural Gas Stove Hookup, 9 ft. Basement Ceiling
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Garage Opener, Hood Fan, Microwave Hood Fan, Oven-Built-In, Oven-Microwave, Stove-Electric, Window Coverings, Dryer-Two, Refrigerators-Two, Washers-Two, Dishwasher-Two, Stove-Countertop Inductn, TV Wall Mount
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Tile Surround
Stories	4
Has Basement	Yes
Basement	Full, Finished

**Exterior**

Exterior	Wood, Composition, Stone
Exterior Features	Back Lane, Fenced, Playground Nearby, Public Transportation, Schools, Shopping Nearby, View City
Roof	Asphalt Shingles
Construction	Wood, Composition, Stone
Foundation	Concrete Perimeter

**School Information**

Elementary	Lendrum Elementary School
Middle	Avalon Junior High School
High	Harry Ainlay High School

**Additional Information**

Date Listed	April 7th, 2025
Days on Market	10
Zoning	Zone 15

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