

## \$609,998 - 19 19904 31 Avenue, Edmonton

MLS® #E4444351

**\$609,998**

4 Bedroom, 2.50 Bathroom, 1,673 sqft  
Condo / Townhouse on 0.00 Acres

The Uplands, Edmonton, AB

\*\*\* WALK OUT BASEMENT BACKING THE RAVINE \*\*\* Welcome to StreetSide Developments newest product line, Urban Village at the Uplands in Riverview. These detached single family homes gives you the opportunity to purchase a brand new single family home for the price of a duplex. With only a handful of units, these homes are nestled in a private community that gives a family oriented village like feeling. From the superior floor plans to the superior designs, owning a unique family built home has never felt this good! It is located close to all amenities and easy access to major roads like Henday and 199st. A Village fee of 58 per month takes care of your roads snow removal, so you donâ€™t have too! All you have to do is move in and enjoy your new home. This home comes with full landscaping front and back , fencing and a deck! \*\*\* Home is under construction and will be complete by February 2026, photos used are from the same style home but colors and finishings may vary \*\*\*

Built in 2025

### Essential Information

|          |           |
|----------|-----------|
| MLS® #   | E4444351  |
| Price    | \$609,998 |
| Bedrooms | 4         |



|                |                      |
|----------------|----------------------|
| Bathrooms      | 2.50                 |
| Full Baths     | 2                    |
| Half Baths     | 1                    |
| Square Footage | 1,673                |
| Acres          | 0.00                 |
| Year Built     | 2025                 |
| Type           | Condo / Townhouse    |
| Sub-Type       | Detached Condominium |
| Style          | 2 Storey             |
| Status         | Active               |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 19 19904 31 Avenue |
| Area        | Edmonton           |
| Subdivision | The Uplands        |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T6M 1N7            |

### Amenities

|           |                               |
|-----------|-------------------------------|
| Amenities | Walkout Basement, See Remarks |
| Parking   | Double Garage Attached        |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom                           |
| Appliances        | Garage Control, Garage Opener, See Remarks |
| Heating           | Forced Air-1, Natural Gas                  |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Unfinished                           |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stone, Vinyl   |
| Exterior Features | Cul-De-Sac, Fenced, Landscaped, Park/Reserve, Playground Nearby, Private Setting, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Stone, Vinyl   |

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      June 24th, 2025  
Days on Market                19  
Zoning                              Zone 57  
Condo Fee                        \$58

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