

Courtesy Of David Lofthaug Of Bode

\$519,900 - 315 26 Street, Edmonton

MLS® #E4448329

\$519,900

3 Bedroom, 2.50 Bathroom, 1,597 sqft

Single Family on 0.00 Acres

Alces, Edmonton, AB

Welcome to the Nathan quick-possession duplex in the Alces community: a spacious 1,525sqft, 3-bed, 2.5-bath side-entrance home. The efficiently planned layout maximizes space—perfectly blending functionality and style. The main floor offers an open-concept kitchen and living area ideal for daily life and entertaining. Upstairs, find a generous primary bedroom two additional bedrooms, a full bath, and in-suite laundry—all within a compact footprint. Built green with energy-efficient systems and quality insulation, this San Rufo home ensures comfort and sustainability. Contemporary exterior curb appeal and a side entrance enhance the home's modern look. Quick possession available, full new-home warranty included. Photos are representative.

Built in 2025

Essential Information

MLS® #	E4448329
Price	\$519,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,597
Acres	0.00



Year Built	2025
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	315 26 Street
Area	Edmonton
Subdivision	Alces
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 3J1

Amenities

Amenities	See Remarks
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	None
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	July 17th, 2025
Days on Market	117
Zoning	Zone 53

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