



GRASSROOTS
REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

19316 29 Avenue NW
Edmonton, Alberta

MLS # A2347887



\$499,000

Division:	NONE		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,557 sq.ft.	Age:	2023 (3 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.07 Acre		
Lot Feat:	City Lot, Front Yard, No Neighbours Behind, Paved, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Vinyl	Sewer:	-
Roof:	Asphalt	Condo Fee:	-
Basement:	Full	LLD:	4-52-25-W5
Exterior:	Stone, Vinyl Siding	Zoning:	R1
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Vinyl Windows		

Inclusions: None

Welcome to The Uplands, a growing west-Edmonton community where modern homes, walkable green spaces, and a calm residential feel come together to create an easy, comfortable lifestyle. This neighbourhood continues to attract buyers who want newer construction, access to parks and naturalized areas, and quick connections to the rest of the city via the Anthony Henday. Daily errands, west-end shopping, and nearby schools are all within easy reach, making The Uplands an appealing choice for families and professionals. Built in 2023, this Daytona Homes two-storey offers a fresh, contemporary layout designed for everyday living. The main floor features a bright open-concept design with a modern kitchen finished with quartz counters and upgraded lighting, flowing naturally into the dining and living areas. Large windows bring in natural light, creating a warm, welcoming atmosphere for both quiet evenings and casual entertaining. Upstairs, the home offers three well-proportioned bedrooms, including a private primary suite, along with a versatile bonus room that can function as a playroom, media space, or home office. Upper-floor laundry adds convenience to the daily routine. The unfinished basement, with its side entrance and oversized window, provides excellent potential for future development. A double attached garage, clean modern finishes, and a move-in-ready 2023 build make this home an easy choice. The Uplands offers a balanced west-Edmonton lifestyle with new parks, naturalized green spaces, and quick access to major routes and amenities, a community designed for people who want modern living with room to grow.