

\$1,075,000 - 13512 Buena Vista Road, Edmonton

MLS® #E4442412

\$1,075,000

5 Bedroom, 3.00 Bathroom, 2,013 sqft

Single Family on 0.00 Acres

Laurier Heights, Edmonton, AB

Welcome to this spacious, light-filled home in the heart of Laurier Heights—one of Edmonton’s most cherished communities, known for its quiet, tree-lined streets, top-rated schools, and close proximity to the river valley, Laurier Park, and downtown. Inside, you’ll find hardwood floors throughout the main level, a large pristine white kitchen with a sunny breakfast nook, a bright and open living room, formal dining area, 3 main floor bedrooms, and 2 full bathrooms. The walk-out basement adds incredible flexibility with a sprawling rec room, 2 more bedrooms, a third full bathroom, and direct access to a beautifully treed backyard. Enjoy summer nights on the large raised deck, perfect for relaxing or entertaining. Whether you’re looking to settle in as-is or bring your vision to life, this home offers the perfect canvas to personalize and make your own. A rare opportunity in a prime location with room to grow, dream, and thrive.

Built in 1969

Essential Information

MLS® #	E4442412
Price	\$1,075,000
Bedrooms	5
Bathrooms	3.00



Full Baths	3
Square Footage	2,013
Acres	0.00
Year Built	1969
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	13512 Buena Vista Road
Area	Edmonton
Subdivision	Laurier Heights
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5R 5R2

Amenities

Amenities	Deck, Patio, Walkout Basement
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Freezer, Garage Control, Garage Opener, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings, Garage Heater
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Brick Facing
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Back Lane, Fenced, Landscaped, Park/Reserve, Playground Nearby, Private Setting, Public Transportation, Schools, Shopping Nearby

Roof	See Remarks
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Laurier Hts/St Paul
Middle	Laurier Hts/St. Rose
High	Ross Sheppard

Additional Information

Date Listed	June 13th, 2025
Days on Market	21
Zoning	Zone 10

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