

\$459,900 - 18040 N Streams Edge Way, Boise

MLS® #98962863

\$459,900

3 Bedroom, 2.00 Bathroom, 1,811 sqft
Residential on 0.21 Acres

Avimor, Boise, ID

Tucked into the scenic foothills just minutes from Boise, this beautifully cared-for 3-bed, 2-bath home offers the perfect blend of comfort and convenience. The spacious floor plan and oversized lot provide room to relax, gather, and entertain with ease. A 27'x23' extended garage (YOU CAN PARK A TRUCK!) with built-in storage racks to keep things out of the way. The extended covered patio expands your living space outdoors, perfect for enjoying fresh mountain air, gardening, or summer evenings with friends. A 6'x12' shed with lean-to adds even more room for tools and gear. Living in Avimor means more than just a home—it's a lifestyle. Enjoy access to two community pools, a clubhouse with indoor pool and rec center, multiple parks and tot lots, plus tennis, pickleball, and basketball courts. Miles of walking/biking paths and breathtaking views all around, you'll have endless opportunities for recreation right outside your door not to mention the occasional sighting of local wildlife.

Built in 2015



Essential Information

MLS® #	98962863
Price Per SQFT	\$254
Bedrooms	3
Bathrooms	2.00

Square Footage	1,811
Acres	0.21
Year Built	2015
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Community Information

Address	18040 N Streams Edge Way
Area	Boise NW - 0800
Subdivision	Avimor
City	Boise
County	Ada
State	ID
Zip Code	83714

Amenities

Utilities	Sewer Connected
Parking Spaces	2
Parking	Attached
# of Garages	2
Has Pool	Yes
Pool	Community, Pool
View	Yes
Golf Course	N
Virtual Tour	https://a-framephotoaerial.hd.pics/18040-N-Streams-Edge-Way/idx

Interior

Interior Features	Bath-Master, Bed-Master Main Level, Double Vanity, Walk-In Closet(s), Walk In Shower, Pantry, Kitchen Island, Granite Counters
Appliances	Gas Water Heater, Microwave, Oven/Range Freestanding
Heating	Forced Air, Natural Gas
Cooling	Central Air
Stories	One
Primary On Main	Yes

Exterior

Lot Description	Standard Lot 6000-9999 SF, Garden, Irrigation Available, Sidewalks, Tennis Court, Views, Auto Sprinkler System, Drip Sprinkler System, Full
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	Sprinkler System
Roof	Composition
Foundation	Crawl Space

School Information

District	West Ada School District
Elementary	Seven Oaks
Middle	Eagle Middle
High	Eagle

Additional Information

Date Listed	September 25th, 2025
Days on Market	17
HOA Fees	\$516
HOA Fees Freq.	Quarterly
Property Taxes	\$1,467
Tax Year	2025
Structures	Storage Shed
Office	Berkshire Hathaway HomeServices Silverhawk Realty
Contact Info	tracy@justimagineidaho.com

Listing Details

Listing Office	Berkshire Hathaway HomeServices Silverhawk Realty
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Listing information last updated on October 14th, 2025 at 6:18am MDT