

## \$459,900 - 817 37a Avenue, Edmonton

MLS® #E4429425

**\$459,900**

2 Bedroom, 2.50 Bathroom, 1,370 sqft

Single Family on 0.00 Acres

Maple Crest, Edmonton, AB

Wonderful family home close to school, shopping, bus, etc. Two bedrooms and a den upstairs. 2 1/2 bathrooms. Double garage.

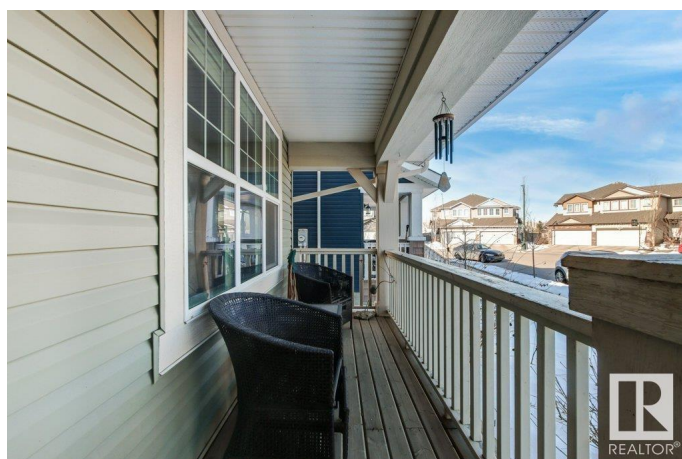
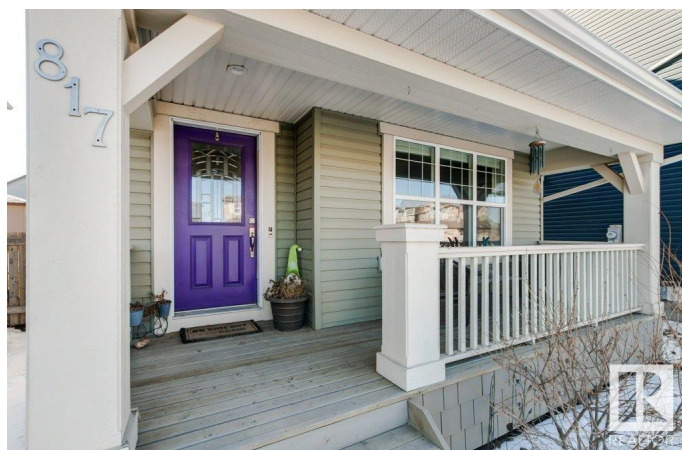
Built in 2012

### Essential Information

MLS® #	E4429425
Price	\$459,900
Bedrooms	2
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,370
Acres	0.00
Year Built	2012
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	817 37a Avenue
Area	Edmonton
Subdivision	Maple Crest
City	Edmonton
County	ALBERTA
Province	AB



Postal Code T6T 0S2

### **Amenities**

Amenities Air Conditioner, Deck, Front Porch

Parking Spaces 4

Parking Double Garage Detached

### **Interior**

Interior Features ensuite bathroom

Appliances Air Conditioning-Central, Dishwasher-Built-In, Dryer, Freezer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Curtains and Blinds

Heating Forced Air-1, Natural Gas

Fireplace Yes

Fireplaces Mantel, Tile Surround

Stories 2

Has Basement Yes

Basement Full, Unfinished

### **Exterior**

Exterior Wood, Vinyl

Exterior Features Fenced, Landscaped, Public Transportation, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

### **School Information**

Elementary Julia Kiniski School

Middle Thelma Chalifoux School

High Elder Dr. Francis Whiskeyj

### **Additional Information**

Date Listed April 5th, 2025

Days on Market 14

Zoning Zone 30

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

