

\$529,000 - 4103 37a Avenue, Edmonton

MLS® #E4442328

\$529,000

5 Bedroom, 3.00 Bathroom, 1,427 sqft

Single Family on 0.00 Acres

Kiniski Gardens, Edmonton, AB

WELL MAINTAINED and CORNER LOT!

Welcome to this family-ready bi-level home located on a desirable community of Kiniski Gardens. Bathed in natural light, the spacious main level features a bright living room with vaulted ceilings and a cozy gas fireplace. The open kitchen offers cabinetry, a corner pantry, and a generous dining area that overlooks the deck and fully landscaped, fenced backyard. This home offers two bedrooms on the main floor along with a full bathroom, while the upper level is dedicated to a private primary suite complete with a 3-piece ensuite. The fully finished basement has a SEPARATE ENTRANCE includes a Second kitchen, 2 additional bedrooms, Living area and full bath. Situated just steps from ravine trails, parks, schools, shopping, and public transit, this property combines function, comfort, and an unbeatable location. A wonderful opportunity to own a versatile and inviting home in a well-established neighbourhood.

Built in 2000

Essential Information

| | |
|-----------|-----------|
| MLS® # | E4442328 |
| Price | \$529,000 |
| Bedrooms | 5 |
| Bathrooms | 3.00 |



| | |
|----------------|------------------------|
| Full Baths | 3 |
| Square Footage | 1,427 |
| Acres | 0.00 |
| Year Built | 2000 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 4103 37a Avenue |
| Area | Edmonton |
| Subdivision | Kiniski Gardens |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6L 7A1 |

Amenities

| | |
|-----------|------------------------|
| Amenities | Deck, See Remarks |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Washer, Refrigerators-Two, Stoves-Two |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Mantel |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Corner Lot, Fenced, Landscaped, Playground Nearby, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |

Foundation Concrete Perimeter

Additional Information

Date Listed June 13th, 2025
Days on Market 4
Zoning Zone 29

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