

## \$469,000 - 14524 31a Street, Edmonton

MLS® #E4457203

**\$469,000**

5 Bedroom, 3.50 Bathroom, 1,649 sqft

Single Family on 0.00 Acres

Kirkness, Edmonton, AB

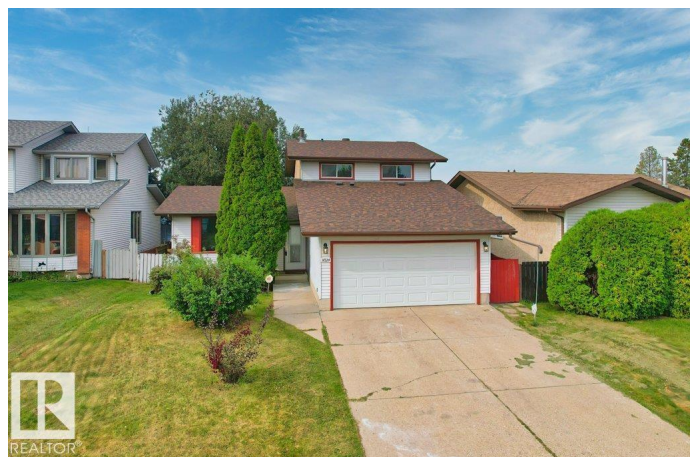
Located in established community of Kirkenes, this 2590ft<sup>2</sup> home includes many highlights: brand new 3-pcs bath and den, vinyl plank flooring, washer, stove, microwave, and dishwasher (2025); new shingles and HWT (2021); newer windows (2012); hardwood vanishing & fresh painting (2025). Main floor features large open living room, formal dining room, classic style kitchen with good brand appliances, breakfast area, and good sized bright family room with gas fueled fireplace. A bedroom/den and laundry room then complete entire floor. Going up to 2nd floor, you'll see massive master bedroom ensuite with 3-pcs bath, two additional bedrooms, and 4-pcs sharing bath. Stepping down to basement, you'll view extra bedroom, 3-pcs new bath, new den, recreation room, and utility/storage room. Through the back door of family room you may walk onto beautiful painted large sized deck to enjoy your BBQ party times with family and friends in Summer, especially. Easy access to schools, parks, shopping malls & transportations.

Built in 1982

### Essential Information

MLS® # E4457203

Price \$469,000



Bedrooms	5
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,649
Acres	0.00
Year Built	1982
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	14524 31a Street
Area	Edmonton
Subdivision	Kirkness
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 2H7

### Amenities

Amenities	On Street Parking, Deck, Detectors Smoke, No Animal Home, No Smoking Home
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Storage Shed, Stove-Countertop Electric, Vacuum System Attachments, Vacuum Systems, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco, Vinyl
Exterior Features	Fenced, Flat Site, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	September 11th, 2025
Days on Market	1
Zoning	Zone 35

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Listing information last updated on September 12th, 2025 at 1:32am MDT