

\$519,900 - 8107 44 Avenue, Edmonton

MLS® #E4433470

\$519,900

4 Bedroom, 3.50 Bathroom, 1,772 sqft

Single Family on 0.00 Acres

Tweddle Place, Edmonton, AB

Executive 4 LEVEL SPLIT offers elegance, Boasts over 2300 SQFT of magnificent Living Space, 4 bedrooms, 3.5 bathrooms with incredible finishings. When you enter the house, gorgeous hardwood floors lead you to your dream kitchen with Stainless Steel Appliances, custom cabinetry, plenty of counters, bright dining room and spacious living room. The upper level includes large Master Retreat with a renovated 3pc ensuite and 2 Large closets, 2 additional bedrooms, and a 4pc bath. The Third Level has a Second Living Room with a brick faced fireplace with access to the patio doors leading to your backyard. The basement features a family room/recreation room that is perfect for entertaining, bedrooms, Full bath, and storage room. Large Double Garage with an Oversized Driveway. Upgrades: Shingles, Flooring, Windows, Furnace and Tank. The stunning backyard oasis is fully fenced, landscaped, large patio, storage shed. Located on a quiet street with quick access to trails, parks and great schools.

Built in 1973

Essential Information

MLS® # E4433470

Price \$519,900



| | |
|----------------|------------------------|
| Bedrooms | 4 |
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,772 |
| Acres | 0.00 |
| Year Built | 1973 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 4 Level Split |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 8107 44 Avenue |
| Area | Edmonton |
| Subdivision | Tweddle Place |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6K 0Z3 |

Amenities

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

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Stories | 4 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Brick, Stucco |
| Exterior Features | Fenced, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Brick, Stucco |

Foundation Concrete Perimeter

Additional Information

Date Listed April 30th, 2025

Days on Market 7

Zoning Zone 29

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