

## \$410,000 - 187 Warwick Road, Edmonton

MLS® #E4437763

**\$410,000**

3 Bedroom, 2.00 Bathroom, 840 sqft

Single Family on 0.00 Acres

Dunluce, Edmonton, AB

Welcome to your turn-key dream home in the mature neighbourhood of Dunluce. Tucked away in a quiet cul-de-sac, this beautifully upgraded home offers the perfect blend of modern convenience and timeless charm. Backing onto a serene green space, this property provides peace, privacy, an ideal setting for anyone looking to settle into a well-established community. Step inside, enjoy the brand-NEW kitchen with NEW lighting and NEW stainless appliances, perfect for cooking & entertaining in style. The interior has been thoughtfully refreshed with new baseboards and trim, updated closet doors, new curtains & blinds, and new doors. Comfort & peace of mind come standard with a NEW roof on the house & double detached garage incl. replaced plywood, NEW fascia & gutters, NEW garage door, and NEW back fence. The fireplace is clean & inspected, a NEW hotwater tank, NEW CO2 & smoke detectors, new security system & new central air-conditioner ensure comfort & safety year round. Move-in ready and waiting for you!

Built in 1981

### Essential Information

MLS® # E4437763

Price \$410,000



Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	840
Acres	0.00
Year Built	1981
Type	Single Family
Sub-Type	Detached Single Family
Style	4 Level Split
Status	Active

### **Community Information**

Address	187 Warwick Road
Area	Edmonton
Subdivision	Dunluce
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5X 4P7

### **Amenities**

Amenities	Air Conditioner, Deck, No Smoking Home, Vinyl Windows
Parking Spaces	6
Parking	Double Garage Detached

### **Interior**

Appliances	Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door
Stories	3
Has Basement	Yes
Basement	Full, Partially Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Golf Nearby, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	St. Timothy
Middle	Dunluce School
High	Queen Elizabeth Schoold

### **Additional Information**

Date Listed	May 22nd, 2025
Days on Market	3
Zoning	Zone 27

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®)

Listing information last updated on May 25th, 2025 at 2:02pm MDT