

\$499,000 - 1826 35 Avenue, Edmonton

MLS® #E4440243

\$499,000

4 Bedroom, 3.50 Bathroom, 1,346 sqft

Single Family on 0.00 Acres

Wild Rose, Edmonton, AB

Welcome Home! This beautifully fully renovated home offers 4 bedrooms and 3.5 bathrooms, perfect for growing families or savvy investors. Upstairs: Enjoy 3 spacious bedrooms and 2 full bathrooms, both featuring brand new vanities with quartz countertops, black modern faucets, and new toilets. Plush new carpet throughout adds a cozy touch. Main Floor: A stunning brand new kitchen with quartz countertops and stainless steel appliances awaits, along with a bright living area, a 2-piece powder room, and a convenient laundry room. Basement: Fully finished with a separate side entrance, this space includes a large bedroom, a full kitchen, and a comfortable living room – perfect as an in-law suite or mortgage helper. New lighting fixtures and new plugs. Recent Upgrades Include: Shingles replaced in 2019, New hot water tank installed in 2022, Full-width deck for outdoor entertaining, Spacious backyard ideal for kids, pets, or gardening. This beauty won't last long – a must-see home with quality updates throughout!

Built in 2004

Essential Information

MLS® # E4440243

Price \$499,000



Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,346
Acres	0.00
Year Built	2004
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	1826 35 Avenue
Area	Edmonton
Subdivision	Wild Rose
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 1Y9

Amenities

Amenities	Carbon Monoxide Detectors, Closet Organizers, Deck, Detectors Smoke, Hot Water Natural Gas
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Washer, Window Coverings, Refrigerators-Two, Stoves-Two
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

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

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	June 4th, 2025
Days on Market	12
Zoning	Zone 30

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