

## \$669,900 - 3508 24 Street, Edmonton

MLS® #E4419887

**\$669,900**

6 Bedroom, 4.00 Bathroom, 2,430 sqft

Single Family on 0.00 Acres

Wild Rose, Edmonton, AB

Massive beautiful high ceiling house with 2 huge living rooms and separate formal dining room with a bedroom in main floor.

Furthermore this house comes with a separate side door to fully finished basement with a nice living room, 2 bedrooms, a huge den, storages and a spacious full bathroom and kitchen.. The impressive main floor has an open to above living room and family room, a bedroom, 4 piece bath and laundry room. Ready for a large family with 7 bedrooms. The kitchen has quartz countertops and ceramic tiled floors and adjoins the family room.

Upgrades include 2 furnaces in 2023, roof in 2022, hot water tank in 2023, basement carpet in 2024, paint in 2024. Enjoy the outside on the large deck and fully fenced yard. Comes with tall aspens in the front yard, front feature fountain and cherry trees.

Built in 2003

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4419887  |
| Price          | \$669,900 |
| Bedrooms       | 6         |
| Bathrooms      | 4.00      |
| Full Baths     | 4         |
| Square Footage | 2,430     |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 2003                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 3508 24 Street |
| Area        | Edmonton       |
| Subdivision | Wild Rose      |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6T 1W1        |

### Amenities

|           |                                        |
|-----------|----------------------------------------|
| Amenities | Deck, Detectors Smoke, Vaulted Ceiling |
| Parking   | Double Garage Attached                 |

### Interior

|                   |                                                                                                                                                               |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                              |
| Appliances        | Dishwasher-Built-In, Euro Washer/Dryer Combo, Garage Control, Hood Fan, Oven-Microwave, Stacked Washer/Dryer, Window Coverings, Refrigerators-Two, Stoves-Two |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                     |
| Stories           | 3                                                                                                                                                             |
| Has Basement      | Yes                                                                                                                                                           |
| Basement          | Full, Finished                                                                                                                                                |

### Exterior

|                   |                                                                                |
|-------------------|--------------------------------------------------------------------------------|
| Exterior          | Wood, Stucco                                                                   |
| Exterior Features | Corner Lot, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                               |
| Construction      | Wood, Stucco                                                                   |
| Foundation        | Concrete Perimeter                                                             |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | January 31st, 2025 |
| Days on Market | 78                 |

## Zoning

## Zone 30

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Listing information last updated on April 19th, 2025 at 6:17pm MDT