

## \$425,000 - 8021 17a Avenue, Edmonton

MLS® #E4406105

**\$425,000**

3 Bedroom, 2.50 Bathroom, 1,469 sqft  
Single Family on 0.00 Acres

Satoo, Edmonton, AB

Great Location. Dream home for new family! This beautiful 1,450 square foot (RMS), 2 storey home offers shiny maple laminate floors nearly everywhere at Main! Huge lovely family size kitchen boasting lots of cupboard space. Open-bright living room featuring a bay window. Upstairs there are three good size bedrooms, including the master complete with a private 3 piece ensuite and walk-in closet. The basement is finished with a family room, a huge 4th bedroom and a roughed-in 4th bathroom. Newly renovated bathrooms, 3-year old new shingles, 1 year old eco windows, new concrete pathway, large composite deck with gazebo. The yard is fully landscaped - complete with a private deck and a triple car parking pad. Located in a quiet neighborhood within walking distance to 2 beautiful parks, schools, bus stops, shopping, all amenities, recreation centers, hospitals, and LRT. A perfect place to call home.

Built in 1993

### Essential Information

MLS® #	E4406105
Price	\$425,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,469
Acres	0.00
Year Built	1993
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	8021 17a Avenue
Area	Edmonton
Subdivision	Satoo
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6K 4E1

### **Amenities**

Amenities	See Remarks
Parking	No Garage, See Remarks

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed September 12th, 2024

Days on Market 182

Zoning Zone 29

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