# \$434,900 - 403 32 Street, Edmonton

MLS® #E4409529

### \$434,900

3 Bedroom, 2.50 Bathroom, 1,419 sqft Single Family on 0.00 Acres

Alces, Edmonton, AB

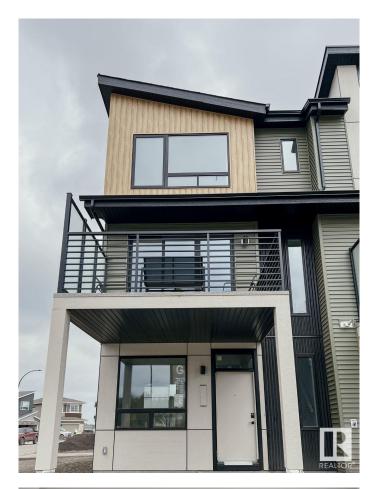
As a young couple or single parent, this townhome doesn't just offer value, it presents an opportunity for real financial independence. The Metro Tailored 18, isn't just a home, it's a doorway to endless possibilities, whether it's securing your own investment or paving the way for your adult child's journey to homeownership. This home is your canvas, and you are ready to create your masterpiece. Additional features of this home include three floors of finished living space, oversized windows on every level for natural light and amazing views, a double car rear attached garage, second-level balcony with metal railings and fully landscaped yard. Located in the new community of Alces, where you can enjoy beautiful park spaces, walking paths and activities with the kids, plus easy access to the Anthony Henday, South Edmonton Common, The Meadows Rec Centre. \*photos are for representation only. Colours and finishing may vary\*

Built in 2024

#### **Essential Information**

MLS® # E4409529 Price \$434,900

Bedrooms 3





Bathrooms 2.50 Full Baths 2

Half Baths 1

Square Footage 1,419 Acres 0.00 Year Built 2024

Type Single Family

Sub-Type Residential Attached

Style 3 Storey
Status Active

## **Community Information**

Address 403 32 Street

Area Edmonton

Subdivision Alces

City Edmonton
County ALBERTA

Province AB

Postal Code T6X 3C8

## **Amenities**

Amenities Detectors Smoke, No Animal Home, No Smoking Home

Parking Double Garage Attached

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Garage Opener, Refrigerator, Stove-Electric

Heating Forced Air-1, Natural Gas

Stories 3

Has Basement Yes

Basement None, No Basement

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Playground Nearby, Public Transportation, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

#### **Additional Information**

Date Listed October 8th, 2024

Days on Market 156

Zoning Zone 53



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Listing information last updated on March 12th, 2025 at 11:32pm MDT