

Courtesy Of Greg B Rosychuk Of Real Broker

## \$375,000 - 14511 31 Street, Edmonton

MLS® #E4428193

**\$375,000**

4 Bedroom, 2.50 Bathroom, 1,054 sqft  
Single Family on 0.00 Acres

Kirkness, Edmonton, AB

### RENOVATED KITCHEN! NEW ENSUITE!

This home is ready for you! Freshly painted in a light hue to brighten your living in this 4 bedroom home. Large heated & insulated detached garage. Your main floor is inviting with a large dining or living room combo space. Your newly renovated kitchen features stainless steel appliances and a large nook. Upstairs is three nicely sized bedrooms, a main bathroom, and a 3-piece ensuite, just installed! Lower level features a family room, one bedroom and a half-bathroom. Down in the finished basement you'll find family room/rec room, mechanical and laundry, and more storage. The yard is generously sized and had a large deck to enjoy. The complete package is ready for you in Kirkness! Minutes from Henday access via 153rd ave exits, minutes from shopping at Manning drive, minutes walk from school and park. You could fall in love with this home!

Built in 1988

### Essential Information

MLS® #	E4428193
Price	\$375,000
Bedrooms	4
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,054
Acres	0.00
Year Built	1988
Type	Single Family
Sub-Type	Detached Single Family
Style	4 Level Split
Status	Active

### **Community Information**

Address	14511 31 Street
Area	Edmonton
Subdivision	Kirkness
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 1Z1

### **Amenities**

Amenities	Closet Organizers, Detectors Smoke, No Animal Home
Parking	Double Garage Detached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Masonry
Stories	4
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Landscaped, Paved Lane
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation            Concrete Perimeter

### **Additional Information**

Date Listed            March 29th, 2025

Days on Market      7

Zoning                Zone 35

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