

\$569,900 - 424 40 Avenue, Edmonton

MLS® #E4435024

\$569,900

4 Bedroom, 3.50 Bathroom, 1,835 sqft

Single Family on 0.00 Acres

Maple Crest, Edmonton, AB

Exceptional House with 2555 SQFT of combined Living Space with a Huge Bonus Room on the Upper Level and FINISHED BASEMENT. Extended Garage with an Extended Deck makes it nice BBQ parties. Close to playgrounds and parks. The kitchen features a large angled island. There is ample cabinet space, and a spacious eating area overlooks the North-facing backyard and maintenance-free deck. The UPPER LEVEL features 3 bedrooms including the Primary Bedroom with 4 piece Ensuite, shower, a walk-in closet. The BASEMENT is FULLY FINISHED with a large Bedroom nice bath and a sizable storage room.

Built in 2019

Essential Information

| | |
|----------------|---------------|
| MLS® # | E4435024 |
| Price | \$569,900 |
| Bedrooms | 4 |
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,835 |
| Acres | 0.00 |
| Year Built | 2019 |
| Type | Single Family |



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

Community Information

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|-------------|---------------|
| Address | 424 40 Avenue |
| Area | Edmonton |
| Subdivision | Maple Crest |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6T 2G3 |

Amenities

| | |
|-----------|---|
| Amenities | On Street Parking, Detectors Smoke, Hot Water Natural Gas, No Animal Home |
| Parking | Double Garage Attached |

Interior

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

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stucco, Vinyl |
| Exterior Features | Fenced, Landscaped, Public Transportation, Schools |
| Roof | Asphalt Shingles |
| Construction | Wood, Stucco, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|---------------|
| Date Listed | May 7th, 2025 |
| Days on Market | 41 |
| Zoning | Zone 30 |

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