# \$549,900 - 2904 33a Street, Edmonton

MLS® #E4440072

#### \$549,900

4 Bedroom, 3.00 Bathroom, 1,705 sqft Single Family on 0.00 Acres

Silver Berry, Edmonton, AB

This beautifully maintained 4 bedroom, 3 bathroom home offers over 2,300 sq ft of well designed living space, with luxury vinyl plank flooring throughout. The kitchen features a massive island and a walk-in pantry, while the generous living room boasts a gas fireplaceâ€"perfect for relaxing evenings.. Recent updates include a new hot water tank, appliance replacements, and a newer roof. The heated double attached garage is next level with custom LED lights & epoxy flooring. The fully finished basement adds valuable extra living space for a recreation room, home office, or guest area. Step outside to a breathtaking, oversized reverse pie lot with a stunning 3-tier cedar deckâ€"Ideal for hosting. The spacious backyard provides endless possibilities for gardening, play areas, or outdoor gatherings. Located in family-friendly Silver Berry with easy access to Whitemud Drive, Anthony Henday, schools, parks, transit, and shopping. All this home needs is YOU!



#### **Essential Information**

MLS® # E4440072 Price \$549,900

Bedrooms 4

Bathrooms 3.00







Full Baths 3

Square Footage 1,705 Acres 0.00

Year Built 2002

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

## **Community Information**

Address 2904 33a Street

Area Edmonton
Subdivision Silver Berry
City Edmonton
County ALBERTA

Province AB

Postal Code T6T 1V5

#### **Amenities**

Amenities Deck, Detectors Smoke

Parking Spaces 4

Parking Double Garage Attached

#### Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan,

Refrigerator, Stove-Electric, Washer, Window Coverings

Heating Forced Air-1, Natural Gas

Fireplace Yes

Fireplaces Mantel, Tile Surround

Stories 3

Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Fenced, Flat Site, Landscaped, Park/Reserve, Public Transportation,

Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

#### **School Information**

Elementary Bisset School

Middle Kate Chegwin School

High Francis Whiskeyjack School

### **Additional Information**

Date Listed June 3rd, 2025

Days on Market 19

Zoning Zone 30

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on June 22nd, 2025 at 7:02pm MDT