

## \$415,000 - 7348 188 Street, Edmonton

MLS® #E4421247

**\$415,000**

4 Bedroom, 3.00 Bathroom, 1,145 sqft

Single Family on 0.00 Acres

Lymburn, Edmonton, AB

Welcome to this adorable 4 bedroom and 3 bathroom home in the quiet neighbourhood of Lymburn. This house boasts with so much character. Every space is very functional yet cozy at the same time. In the main floor, you will find a very spacious living room with lots of windows and a fire place. Around the corner, you will find the enormous kitchen and dining room where you can spend lots of quality time with family and friends. Upstairs you will find 3 generous sized bedrooms ideal for big families. Downstairs, you are welcomed with a big family bonus room which is perfect for hosting game nights and movie nights. The 4th bedroom with its own ensuite bathroom is also found in this level. In the basement, you will find another rec area, storage and laundry room. This house is a must-see! You don't wanna miss out on this one.

Built in 1985

### Essential Information

MLS® #	E4421247
Price	\$415,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,145
Acres	0.00



Year Built	1985
Type	Single Family
Sub-Type	Detached Single Family
Style	4 Level Split
Status	Active

### **Community Information**

Address	7348 188 Street
Area	Edmonton
Subdivision	Lymburn
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 5G3

### **Amenities**

Amenities	Deck, Front Porch, See Remarks
Parking	Double Garage Detached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dryer, Garage Control, Garage Opener, Oven-Built-In, Refrigerator, Stove-Electric, Washer, See Remarks
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	4
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Fruit Trees/Shrubs, Public Transportation, Schools, Shopping Nearby, Treed Lot
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed February 12th, 2025

Days on Market 65

Zoning Zone 20

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