

## \$485,500 - 2904 151a Avenue, Edmonton

MLS® #E4429380

**\$485,500**

3 Bedroom, 3.00 Bathroom, 1,265 sqft

Single Family on 0.00 Acres

Kirkness, Edmonton, AB

Wow, 2 Garages! Double attached 5.80 x 6.24 and double detached 6.1 x 6.1. It is an exceptionally well-maintained home with three bedrooms and three bathrooms, a fully finished basement with a family room, den, full bathroom, and lots of storage. Recent upgrades include new shingles in 2020, a Hot Water Tank in 2022, and new appliances: Fridge, Dishwasher, and Stove in 2024—a large corner lot with lots of parking for guests and an RV pad. It's a great location, just a few minutes from Anthony Henday and Manning Crossing, close to the Shopping Centre & schools. Excellent value here!

Built in 2001

### Essential Information

MLS® #	E4429380
Price	\$485,500
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,265
Acres	0.00
Year Built	2001
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level



Status	Active
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### Community Information

Address	2904 151a Avenue
Area	Edmonton
Subdivision	Kirkness
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 2Y8

### Amenities

Amenities	Deck, Detectors Smoke, No Animal Home, No Smoking Home, Vinyl Windows, See Remarks
Parking Spaces	8
Parking	Double Garage Attached, Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	April 5th, 2025
Days on Market	15
Zoning	Zone 35

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