

## **\$624,900 - 8507 152b Avenue, Edmonton**

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MLS® #E4434669

### **\$624,900**

5 Bedroom, 3.50 Bathroom, 1,699 sqft

Single Family on 0.00 Acres

Evansdale, Edmonton, AB

Welcome to this meticulously maintained and fully renovated home in a desirable family friendly neighbourhood. This amazing property has been wonderfully taken care of & pride of ownership shows! This rare to find 5 level split features a large entry way that opens up into a large family room and dinning area, before the completely renovated kitchen that will make a gourmet swoon. From there it's steps away to the family room with cozy brick fireplace, half bath and plenty of closet space and storage space, all this just on the main level!. Upstairs you will find 2 well appointed bedrooms and full bathroom and a master bedroom with full walk-in closet and full en suite. On the 2 completely finished lower levels you will find 2 additional bedrooms, additional full bathroom, large laundry room and more storage space for all your needs. Situated on a large lot, this property is minutes walking distance away from schools, parks, shopping and major transport needs to take you anywhere you need.

Built in 1983

### **Essential Information**

MLS® #	E4434669
Price	\$624,900
Bedrooms	5



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,699
Acres	0.00
Year Built	1983
Type	Single Family
Sub-Type	Detached Single Family
Style	5 Level Split
Status	Active

### **Community Information**

Address	8507 152b Avenue
Area	Edmonton
Subdivision	Evansdale
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5E 5V7

### **Amenities**

Amenities	No Animal Home, No Smoking Home
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Brick Facing
Stories	5
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Brick, Vinyl
Exterior Features	Back Lane, Fenced, Flat Site, Level Land, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	May 5th, 2025
Days on Market	90
Zoning	Zone 02



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