

## \$399,555 - 7515 184 Street, Edmonton

MLS® #E4443319

**\$399,555**

3 Bedroom, 2.50 Bathroom, 1,213 sqft

Single Family on 0.00 Acres

Lymburn, Edmonton, AB

399k for a STAND ALONE SINGLE FAMILY HOME w/ FULLY FINISHED BASEMENT & OVERSIZED DOUBLE GARAGE IN WEST EDMONTON!! This move-in-ready home offers almost 1,700 sq ft of fully finished living space, offering 3 bedrooms, 3 bathrooms, & a finished basement. The bright, modern kitchen features updated cabinets, countertops, fridge, stove, built-in dishwasher, over-the-range microwave, & a new PVC window overlooking the backyard. Recent upgrades include; Shingles, newer WINDOWS, hot water tank (Aug 2021), and furnace (Nov 2021). Every room has fresh paint, stylish new light fixtures, bathroom vanities, sinks, and taps. The fully finished basement adds a spacious rec room, laundry room, and a full bathroom. Located in Lymburn- a mature, family-oriented neighbourhood walking distance to school, park and public transit, this is perfect for first-time buyers or investors—move in this summer and enjoy! Whitemud Drive, Henry and West Edmonton Mall are within a couple of minutes away!

Built in 1982

### Essential Information

MLS® # E4443319

Price \$399,555



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,213                  |
| Acres          | 0.00                   |
| Year Built     | 1982                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 7515 184 Street |
| Area        | Edmonton        |
| Subdivision | Lymburn         |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5T 4A2         |

### Amenities

|           |  |
|-----------|--|
| Amenities | Deck, Hot Water Natural Gas, See Remarks |
| Parking   | Double Garage Detached, Over Sized       |

### Interior

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Built-In, Dryer, Microwave 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 | Back Lane, Fenced, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Stucco, Vinyl   |

Foundation                      Concrete Perimeter

**School Information**

Elementary                      Lymburn School  
Middle                              Parkview School  
High                                 Jasper Place School

**Additional Information**

Date Listed                      June 19th, 2025  
Days on Market                19  
Zoning                              Zone 20

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