

# \$474,000 - 363 Knottwood Road, Edmonton

MLS® #E4445730

## \$474,000

6 Bedroom, 2.00 Bathroom, 1,083 sqft  
Single Family on 0.00 Acres

Satoo, Edmonton, AB

Perfect Investment Opportunity for Extended Families or Rental Income This spacious and versatile home is a fantastic find for investors or families looking for extra space and future potential. Upstairs, you will find three generously sized bedrooms, a full bathroom, and updated kitchen, perfect for everyday living and entertaining. The lower level features a newly finished area complete with three additional rooms, a second kitchen, and a full bathroom. With its own separate entrance, this space offers incredible flexibility and is ideal for extended family, guests, or other creative uses. Whether you are looking to grow your rental portfolio or find a home that can accommodate multiple generations, this property offers both opportunity and value. With a little personal touch, there is plenty of potential to build equity over time.

Built in 1976

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4445730  |
| Price          | \$474,000 |
| Bedrooms       | 6         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 1,083     |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 1976                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | Bungalow               |
| Status     | Active                 |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 363 Knottwood Road |
| Area        | Edmonton           |
| Subdivision | Satoo              |
| City        | Edmonton           |
| County      | ALBERTA            |
| Province    | AB                 |
| Postal Code | T6K 2G4            |

### Amenities

|           |                                          |
|-----------|------------------------------------------|
| Amenities | On Street Parking, Hot Water Natural Gas |
| Parking   | No Garage                                |

### Interior

|              |                                                        |
|--------------|--------------------------------------------------------|
| Appliances   | Dryer, Hood Fan, Washer, Refrigerators-Two, Stoves-Two |
| Heating      | Forced Air-1, Natural Gas                              |
| Stories      | 2                                                      |
| Has Suite    | Yes                                                    |
| Has Basement | Yes                                                    |
| Basement     | Full, Finished                                         |

### Exterior

|                   |                    |
|-------------------|--------------------|
| Exterior          | Wood, Brick        |
| Exterior Features | Fenced             |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Brick        |
| Foundation        | Concrete Perimeter |

### Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | July 3rd, 2025 |
| Days on Market | 32             |
| Zoning         | Zone 29        |

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