

\$499,000 - 11731 38a Avenue, Edmonton

MLS® #E4445972

\$499,000

3 Bedroom, 1.50 Bathroom, 1,119 sqft

Single Family on 0.00 Acres

Greenfield, Edmonton, AB

This Beautiful home is located in the sought-after community of Greenfield and is conveniently located to 6 major schools. It's a perfect spot for families seeking a warm and welcoming neighborhood. This home is bathed in natural light & exudes a feeling of peace, warmth, & comfort. The main floor features Oak Hardwood Flooring, 3 bedrooms, a 4-piece bath, spacious kitchen with wall-to-wall cabinets. Featuring large windows, with lots of sunlight, & offering a view of both the front & the beautiful backyard. The finished basement features a spacious family room plus a cozy wood-burning fireplace, wet bar, office, and 3 piece bathroom. There is also an additional den that can serve as a bedroom & the basement is newly carpeted throughout. The large backyard is sunny & spacious, w/Apple & Cherry trees and many shrubs, concrete patio & fire pit, and includes a double oversized garage & large driveway with RV parking. Abalon Construction recently repaired the foundation and comes with a lifetime warranty.

Built in 1966

Essential Information

MLS® # E4445972

Price \$499,000

Bedrooms 3



| | |
|----------------|------------------------|
| Bathrooms | 1.50 |
| Full Baths | 1 |
| Half Baths | 1 |
| Square Footage | 1,119 |
| Acres | 0.00 |
| Year Built | 1966 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 11731 38a Avenue |
| Area | Edmonton |
| Subdivision | Greenfield |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6J 0L8 |

Amenities

| | |
|-----------|----------------------------------|
| Amenities | Air Conditioner, No Smoking Home |
| Parking | Double Garage Detached |

Interior

| | |
|--------------|--|
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Back Lane, Fenced, Fruit Trees/Shrubs, Golf Nearby, Landscaped, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |

Foundation Concrete Perimeter

School Information

Elementary Greenfield School
Middle Louis St Laurent
High Louis St Laurent

Additional Information

Date Listed July 4th, 2025
Days on Market 2
Zoning Zone 16

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Listing information last updated on July 6th, 2025 at 11:47am MDT