

\$449,900 - 17305 88 Street, Edmonton

MLS® #E4434728

\$449,900

4 Bedroom, 3.00 Bathroom, 1,463 sqft

Single Family on 0.00 Acres

Klarvatten, Edmonton, AB

Beautiful 2 storey located in the well sought after community of Klarvatten. This home features three very spacious bedrooms up with the Primary having a 4-piece en-suite with a Jacuzzi tub and a walk-in closet. As well on the upper level are a 4-piece family bath and as well a laundry area. The main floor offers a nice floor plan with the living room having a corner gas fireplace, an island kitchen, dining area and a 2-piece bath. The basement is developed with a family room, 2-piece bath, a bedroom and plenty of storage. Located on the front of the house is a covered porch, and the yard is fully fenced and landscaped with a double oversized detached garage. As well there is central air for those warm summer days that are coming. What a great place to call home and is a real pleasure to show.

Built in 2002

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4434728 |
| Price | \$449,900 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 2 |
| Square Footage | 1,463 |
| Acres | 0.00 |



| | |
|------------|------------------------|
| Year Built | 2002 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 17305 88 Street |
| Area | Edmonton |
| Subdivision | Klarvatten |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5Z 3R4 |

Amenities

| | |
|----------------|------------------------------------|
| Amenities | Air Conditioner, Deck |
| Parking Spaces | 3 |
| Parking | Double Garage Detached, Over Sized |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Storage Shed, Stove-Electric, Vacuum System Attachments, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Fireplaces | Corner, Glass Door |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Fenced, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

Date Listed May 6th, 2025
Days on Market 4
Zoning Zone 28



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Listing information last updated on May 10th, 2025 at 12:32am MDT