

Courtesy Of Errol J Scott and JP Dumlao Of Exp Realty

## \$429,900 - 1139 37 Avenue, Edmonton

MLS® #E4427543

**\$429,900**

4 Bedroom, 3.00 Bathroom, 1,111 sqft

Single Family on 0.00 Acres

Tamarack, Edmonton, AB

Get Inspired in Tamarack! This move-in-ready Linconberg built bi-level offers over 2100 sq feet of space, an incredible layout with 4 bedrooms, 3 full baths, and a SEPERATE ENTRANCE! Perfect for families or investors! The upper level features a spacious living and dining area, plus a roomy kitchen with Stainless Steel appliances ideal for entertaining. Both bedrooms boast walk-in closets, with the Master suite featuring a massive 4-piece ensuite. An additional 4-piece bath completes this level. Downstairs, the fully finished basement includes a separate side entry, large family room with fireplace, ample storage, newer front-load appliances, two oversized bedrooms, and another 4-piece bath. Step outside to enjoy the fully landscaped yard, stone patio, and DOUBLE garage! Located near schools, transit, and shopping, this home offers unbeatable convenience in a prime location. Donâ€™t miss out!

Built in 2010

### Essential Information

MLS® #	E4427543
Price	\$429,900
Bedrooms	4
Bathrooms	3.00



Full Baths	3
Square Footage	1,111
Acres	0.00
Year Built	2010
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### **Community Information**

Address	1139 37 Avenue
Area	Edmonton
Subdivision	Tamarack
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 0E8

### **Amenities**

Amenities	Off Street Parking, On Street Parking, No Animal Home, No Smoking Home, Patio, Vinyl Windows
Parking	Double Garage Detached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Fenced, Flat Site, Landscaped, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	March 26th, 2025
Days on Market	14
Zoning	Zone 30

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