

Courtesy Of Robby Halabi Of Rimrock Real Estate

## **\$439,900 - 8328 152c Avenue, Edmonton**

MLS® #E4440679

**\$439,900**

4 Bedroom, 2.50 Bathroom, 1,061 sqft

Single Family on 0.00 Acres

Evansdale, Edmonton, AB

Bright & Beautifully Updated Bungalow in Evansdale. Welcome to this charming and recently renovated home, perfectly located in the heart of family-friendly Evansdale. This move-in-ready home offers 4 spacious bedrooms and 2.5 bathrooms, including a private 2-piece ensuite in the primary bedroom. Step inside to find fresh paint and updated laminate flooring throughout the main level, along with a modernized kitchen featuring updated countertops. The fully finished basement boasts new luxury vinyl plank flooring and an updated 3-piece bathroom, providing ample space for a rec room, home office, or guest space. Enjoy the outdoors in the massive, private backyard—complete with a concrete patio, garden area, storage shed, and a heated, oversized double garage with 220V power, perfect for hobbyists or extra storage. Tucked away in a quiet cul-de-sac, this home is just minutes from schools, parks, and shopping. A fantastic opportunity for families or first-time buyers—come see what makes this home so special.

Built in 1981

### **Essential Information**

MLS® # E4440679

Price \$439,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,061                  |
| Acres          | 0.00                   |
| Year Built     | 1981                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 8328 152c Avenue |
| Area        | Edmonton         |
| Subdivision | Evansdale        |
| City        | Edmonton         |
| County      | ALBERTA          |
| Province    | AB               |
| Postal Code | T5E 6E9          |

### Amenities

|           |   |
|-----------|---|
| Amenities | Parking-Extra, Patio  |
| Parking   | 220 Volt Wiring, Double Garage Detached, Heated, Over Sized |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Garage Heater |
| Heating           | Forced Air-1, Natural Gas  |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Finished   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Stucco   |
| Exterior Features | Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Stucco       |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | June 5th, 2025 |
| Days on Market | 12             |
| Zoning         | Zone 02        |

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Listing information last updated on June 17th, 2025 at 12:17am MDT