

\$749,900 - 2904 1 Avenue, Edmonton

MLS® #E4429417

\$749,900

4 Bedroom, 3.00 Bathroom, 2,351 sqft

Single Family on 0.00 Acres

Alces, Edmonton, AB

****ALCES**SOUTH EDMONTON**PRAYER / OFFICE ROOM UPSTAIRS**MAIN FLOOR BEDROOM AND BATH****beautifully crafted two-Living rooms in the single-family home. Thoughtfully designed for modern families, this residence offers both comfort and convenience in a prime location. Step inside to an impressive open-to-below concept, creating a bright, spacious, and airy ambiance throughout the main living area. The main floor features a versatile bedroom with a full washroom, ideal for guests or multi-generational living. The extended modern kitchen is a chef's dream, complemented by a separate spice kitchen for added culinary flexibility. A dedicated side entrance to the basement provides endless potential for future development or rental opportunities. Upstairs, you'll find one luxurious master bedrooms,completed with walk-in closets and private en-suite bathrooms, offering a true retreat. An additional two bedroom, a full bathroom, and a spacious bonus room—perfect for kids' play, a family.

Built in 2024

Essential Information

MLS® # E4429417

Price \$749,900



| | |
|----------------|------------------------|
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 2,351 |
| Acres | 0.00 |
| Year Built | 2024 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|---------------|
| Address | 2904 1 Avenue |
| Area | Edmonton |
| Subdivision | Alces |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6X 3E2 |

Amenities

| | |
|-----------|--|
| Amenities | Carbon Monoxide Detectors, Detectors Smoke |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Hood Fan, Oven-Microwave, Refrigerator, Stove-Countertop Electric, Stove-Countertop Gas, Washer |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | None |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stone, Vinyl |
| Exterior Features | Airport Nearby, Park/Reserve, Playground Nearby, Schools, Shopping |

| | |
|--------------|--------------------|
| | Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Stone, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | April 6th, 2025 |
| Days on Market | 113 |
| Zoning | Zone 53 |

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