

Courtesy Of Karin Wollis Of Century 21 Masters

\$364,900 - 1108 49a Street, Edmonton

MLS® #E4179937

\$364,900

4 Bedroom, 2.00 Bathroom, 1,108 sqft
Single Family on 0 Acres

Crawford Plains, Edmonton, AB

Move in ready family home. Over \$90,000 in renovations & upgrades! Vaulted ceiling in open Liv/Din rms. Fabulous new designer kitchen w an abundance of gorgeous soft close cabinets & drawers, granite counters, pantry, Kohler enamelled cast iron farm sink, Samsung "Chef's line" st/steel appliances w induction stove & heated porcelain tile floor. 3 Bedrooms up w built in closet organisers. 4th Bedroom on 3rd level by family room. Enjoy a large new bsmt rec room too. Upgrades: newer windows on main include living rm bay & kids bdrms up, new garden doors to 16'x16' composite deck, new High Effic furnace in 2019 + Hepa filter system w UV lights for allergies, new H2O tank 2014, new 50 year shingles, + roof vents, eaves troughs w gutter guard, & downspouts. Spectacular landscaped yard, w new sod, Sol Stone retaining wall along rear, newer vinyl fencing w 2 gates & a custom 10'x10' garden shed on concrete pad w new poured concrete sidewalk from shed to front yard. Kids play area w rubber mats & covered sandbox .

Built in 1987

Essential Information

MLS® #	E4179937
Price	\$364,900
Bedrooms	4
Bathrooms	2.00



Full Baths	2
Square Footage	1,108
Acres	0.14
Year Built	1987
Type	Single Family
Sub-Type	Residential Detached Single Family
Style	4 Level Split
Status	ACTIVE

Community Information

Address	1108 49a Street
Area	Edmonton
Subdivision	Crawford Plains
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6L 5X5

Amenities

Features	Detectors Smoke, No Smoking Home, Closet Organizers, Deck, Exterior Walls- 2x6', No Animal Home, Vinyl Windows, See Remarks
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior	Ceramic Tile, Laminate Flooring
Interior Features	Dishwasher-Built-In, Refrigerator, Storage Shed, See Remarks, Humidifier-Power (Furnace), Microwave Hood Cover, Window Coverings, Stove-Induction, Alarm/Security System, Garage Control, Garage Opener, Garburator
Heating	Forced Air-1
Has Basement	Yes
Basement	Full, Fully Finished
# of Stories	4

Exterior

Exterior	Stucco, Vinyl
Exterior Features	Fenced, Landscaped, Flat Site, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood Frame

Foundation Concrete

School Information

Elementary Crawford Plains, Holy Family

Middle TD Baker, JH Picard

High WP Wagner, Holy Trinity

Additional Information

Zoning RF1

Listing information last updated on February 19th, 2020 at 5:01am MST