\$565,000 - 308 36 Avenue, Edmonton

MLS® #E4447695

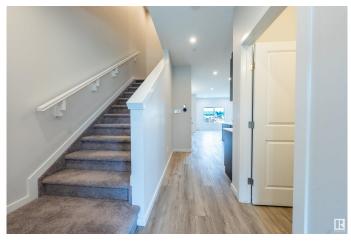
\$565,000

5 Bedroom, 3.50 Bathroom, 1,729 sqft Single Family on 0.00 Acres

Maple Crest, Edmonton, AB

Welcome to this beautiful single-family home with a legal basement suite, located in the desirable Maple Crest community. The upper floor has never been occupied since the home was purchased, offering a like-new living experience. The main floor features a full bedroom and a half bathroom, a spacious kitchen with granite countertops, plenty of cabinets, and a walk-in pantry. You'II also find a bright dining area and a generous living roomâ€"perfect for family gatherings. Upstairs, the master bedroom includes a 4-piece ensuite and a walk-in closet. There are two additional good-sized bedrooms, a bonus room, and another full bathroom. The fully finished legal basement suite includes its own separate entrance, a second kitchen, a second laundry area, a living room, and one bedroomâ€"ideal for rental income or extended family. This property is a must-see!







Built in 2022

Essential Information

| MLS® # | E4447695 |
|------------|-----------|
| Price | \$565,000 |
| Bedrooms | 5 |
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |

| Square Footage | 1,729 |
|----------------|------------------------|
| Acres | 0.00 |
| Year Built | 2022 |
| Туре | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| Address | 308 36 Avenue |
|-------------|---------------|
| Area | Edmonton |
| Subdivision | Maple Crest |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6T 2P9 |

Amenities

| Amenities | No Animal Home, No Smoking Home |
|-----------|---------------------------------|
| Parking | Parking Pad Cement/Paved |

Interior

| Interior Features | ensuite bathroom |
|-------------------|---|
| Appliances | Window Coverings, Dryer-Two, Refrigerators-Two, Stoves-Two, |
| | Washers-Two, Dishwasher-Two, Microwave Hood Fan-Two |
| Heating | Forced Air-2, Natural Gas |
| Stories | 3 |
| Has Suite | Yes |
| Has Basement | Yes |
| Basement | Full, Finished |
| | |

Exterior

| Exterior | Wood, Vinyl |
|-------------------|--|
| Exterior Features | Back Lane, Fenced, Landscaped, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

Date Listed July 14th, 2025

7

Days on Market

Zoning Zone 30

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Listing information last updated on July 21st, 2025 at 5:02pm MDT