

## \$521,000 - 839 37 Avenue, Edmonton

MLS® #E4449285

**\$521,000**

4 Bedroom, 3.50 Bathroom, 1,619 sqft

Single Family on 0.00 Acres

Maple Crest, Edmonton, AB

**BUYERS ALERT!** This stunning fully finished BASEMENT home is located in the carefully planned family community of Maple Crest. complete with a large front veranda, rear deck that is the full width of the home, fully landscaped, a double detached garage and finished basement. The interior has an open concept with a large kitchen that has beautiful espresso cabinets, quartz countertops, a big island, stainless steel appliances with an upgraded refrigerator, pot and pan drawers and fabulous pot lights! The kitchen then looks onto the dining area and the living room...perfect for entertaining! There is a den which can be converted into bedroom, home office or a kids play room and a half bath. Upstairs has a great master bedroom with walk in closet and ensuite bath. There are also two more good sized bedrooms and a main bath. basement is fully finished with a gorgeous fireplace in the rec room area as well as another bedroom and bathroom. All vinyl flooring on upper floor. THIS PROPERTY IS A MUST SEE.

Built in 2013

### Essential Information

MLS® # E4449285

Price \$521,000



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,619                  |
| Acres          | 0.00                   |
| Year Built     | 2013                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |               |
|-------------|---------------|
| Address     | 839 37 Avenue |
| Area        | Edmonton      |
| Subdivision | Maple Crest   |
| City        | Edmonton      |
| County      | ALBERTA       |
| Province    | AB            |
| Postal Code | T6T 0S3       |

### Amenities

|           |                                                                                                    |
|-----------|----------------------------------------------------------------------------------------------------|
| Amenities | Deck, Detectors Smoke, Front Porch, Gazebo, Hot Water Instant, Hot Water Tankless, No Smoking Home |
| Parking   | Double Garage Detached                                                                             |

### Interior

|                   |                                                                                                                                                                    |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                   |
| Appliances        | Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Water Softener, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                          |
| Stories           | 3                                                                                                                                                                  |
| Has Basement      | Yes                                                                                                                                                                |
| Basement          | Full, Finished                                                                                                                                                     |

### Exterior

|                   |                                                            |
|-------------------|------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                |
| Exterior Features | Back Lane, Commercial, Fenced, Landscaped, Low Maintenance |

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

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 23rd, 2025 |
| Days on Market | 25              |
| Zoning         | Zone 30         |

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on August 17th, 2025 at 2:32am MDT