

## **\$579,900 - 12108 177 Avenue, Edmonton**

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MLS® #E4431001

**\$579,900**

4 Bedroom, 2.50 Bathroom, 1,836 sqft

Single Family on 0.00 Acres

Rapperswill, Edmonton, AB

5 Stars on this one! MAIN FLOOR DEN and 4 bedrooms or 3 + Additional Office or Bonus Room on the 2nd level! Beautifully maintained and genuinely loved, this home has all you could need! Delightful upgrades throughout include: stunning luxury vinyl plank flooring, 9â€™™ CEILINGS, granite countertops, a premium hood fan, GAS stove, built-in organizers, fresh interior paint, an oversized hot water tank++. Outside to enjoy is the maintenance-free deck built on 5â€™™ piles, patio area for a firepit, full landscaping and fencing , a wood shed on its' own concrete pad + the Bonus of your own custom-built basketball court to keep the kids (or yourself) active and busy (could be used for badminton or other things (greenhouse, enclosed patio? as well). The basement development was just recently finished - 90% complete, just needs your personal taste of floor covering. This home has so much to offer and shows outstanding at every turn. Come find out!



Built in 2019

### **Essential Information**

MLS® #	E4431001
Price	\$579,900
Bedrooms	4
Bathrooms	2.50

Full Baths	2
Half Baths	1
Square Footage	1,836
Acres	0.00
Year Built	2019
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	12108 177 Avenue
Area	Edmonton
Subdivision	Rapperswill
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5X 0K9

### Amenities

Amenities	Deck
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Storage Shed, Stove-Gas, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Flat Site, Landscaped, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	April 15th, 2025
Days on Market	63
Zoning	Zone 27

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