

Courtesy Of Joshy Madassery Of Kairali Realty Inc.

\$429,000 - 3328 145 Avenue, Edmonton

MLS® #E4433549

\$429,000

4 Bedroom, 2.00 Bathroom, 1,102 sqft

Single Family on 0.00 Acres

Kirkness, Edmonton, AB

Imagine stepping into this beautifully upgraded bi-level in a peaceful cul-de-sac! New triple-pane Energy Star windows and doors (2023) flood the home with light, complementing the fresh main-level paint. Enjoy peace of mind with a newer roof (2020) and new carpets (2021). The upgraded washrooms (2021) add a touch of modern elegance. With over 2000 sq ft of finished living space, this move-in-ready gem offers a bright living room, an enormous master bedroom, and a stylish stone-faced wood-burning fireplace in the family room. The butcher-block countertops in the kitchen are a chef's delight. Outside, discover a gorgeous backyard with a firepit and a two-tiered deck — perfect for entertaining! Energy efficiency upgrades (R60 attic insulation & ventilation in 2023) mean lower utility bills. Plus, a deep freezer and sheds stays! Located close to schools, recreation, the library, and with easy access to Anthony Henday, this is a fantastic opportunity for quick possession!

Built in 1983

Essential Information

MLS® # E4433549

Price \$429,000

Bedrooms 4



Bathrooms	2.00
Full Baths	2
Square Footage	1,102
Acres	0.00
Year Built	1983
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

Community Information

Address	3328 145 Avenue
Area	Edmonton
Subdivision	Kirkness
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 2E5

Amenities

Amenities	Deck, Fire Pit
Parking	Front Drive Access

Interior

Appliances	Dishwasher-Built-In, Dryer, Freezer, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Cul-De-Sac, Fenced, No Back Lane
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed May 1st, 2025

Zoning Zone 35

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