

## **\$794,900 - 3676 30 Street, Edmonton**

MLS® #E4449214

**\$794,900**

7 Bedroom, 4.00 Bathroom, 3,681 sqft

Single Family on 0.00 Acres

Wild Rose, Edmonton, AB

**!! RARE FIND !!** This beautiful mansion 2 storey home almost 3700 sq.ft. house with finished basement(In law Suite) located in a Cul de Sac of prestigious Wildrose Neighborhood. This house has a grand entrance leading to open to below living room, formal dining room, main floor bedroom with 4 pce bathroom, family room with gas fireplace and nook area for your breakfast. Renovated kitchen with quartz counter tops, tilesplash, new gas cooktop, built in stainless steel appliances, garburator. The curved staircase leads you to second floor with beautiful bonus room, four large bedrooms, master bedroom is huge and has 5 pce ensuite with jacuzzi and large walk in closet. There are three large bedrooms, one with balcony, laundry and 4 pce bathroom. Basement has separate entrance for inlaw suite, completed with large family room, kitchen, 2 bedrooms and full bathroom. There is indoor HOT TUB in the basement to relax after your work day. New deck at rear with glass railing, fully landscaped and fenced yard.

Built in 1994

### **Essential Information**

MLS® # E4449214

Price \$794,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 7                      |
| Bathrooms      | 4.00                   |
| Full Baths     | 4                      |
| Square Footage | 3,681                  |
| Acres          | 0.00                   |
| Year Built     | 1994                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 3676 30 Street |
| Area        | Edmonton       |
| Subdivision | Wild Rose      |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6T 1K3        |

### Amenities

|           |                                                           |
|-----------|-----------------------------------------------------------|
| Amenities | Air Conditioner, Hot Tub, No Animal Home, No Smoking Home |
| Parking   | Double Garage Attached                                    |

### Interior

|                   |                                                                                                                                                                                                                                                   |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                                                                  |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Microwave Hood Fan, Oven-Built-In, Stove-Countertop Gas, Stove-Electric, Window Coverings, See Remarks, Refrigerators-Two, Washers-Two, Hot Tub |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                                                                                         |
| Fireplace         | Yes                                                                                                                                                                                                                                               |
| Fireplaces        | Mantel                                                                                                                                                                                                                                            |
| Stories           | 3                                                                                                                                                                                                                                                 |
| Has Basement      | Yes                                                                                                                                                                                                                                               |
| Basement          | Full, Finished                                                                                                                                                                                                                                    |

### Exterior

|          |              |
|----------|--------------|
| Exterior | Wood, Stucco |
|----------|--------------|

|                   |                                                                                                                 |
|-------------------|-----------------------------------------------------------------------------------------------------------------|
| Exterior Features | Cul-De-Sac, Fenced, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                |
| Construction      | Wood, Stucco                                                                                                    |
| Foundation        | Concrete Perimeter                                                                                              |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 23rd, 2025 |
| Days on Market | 57              |
| Zoning         | Zone 30         |

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Listing information last updated on September 18th, 2025 at 11:17am MDT