\$534,900 - 8720 178 Avenue, Edmonton

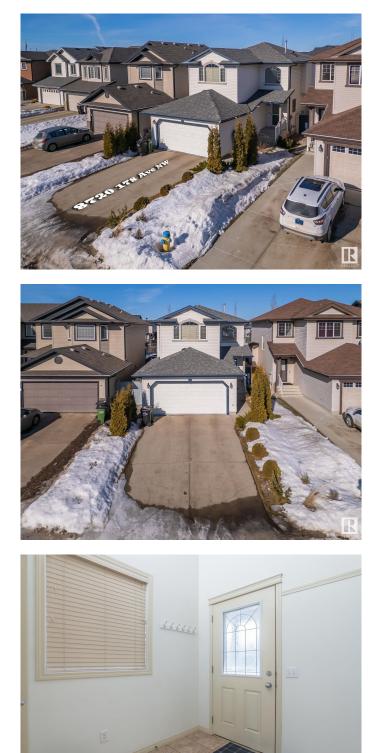
MLS® #E4424733

\$534,900

4 Bedroom, 3.50 Bathroom, 1,687 sqft Single Family on 0.00 Acres

Klarvatten, Edmonton, AB

Nestled on a quiet cul-de-sac in the family-friendly Klarvatten community, this custom-built home sits on a flat, rectangular lot, just steps from walking trails and everyday essentials. With 4 bedrooms, 4 bathrooms, a fully finished basement, and over 2365 SQFT of living space, itâ€[™]s designed to impress. Upon entering, you're greeted by soaring open-to-below ceilings, gleaming hardwood floors, custom window coverings, and a cozy corner gas fireplace. The kitchen flows seamlessly into the living spaces, perfect for entertaining. Upgrades include new shingles, triple-pane windows, air-conditioning, and a central vacuum with toe-kick. Step outside to a private backyard oasis featuring an oversized deck and gas BBQ hookup, ideal for summer gatherings. Completing the home is a 24ft extended garage with epoxy flooring, a center drain, and hose bibs. Immaculately maintained and move-in ready, this home blends comfort, style, and convenience in a prime location.



R

Built in 2007

Essential Information

| MLS® # | E4424733 |
|-----------|-----------|
| Price | \$534,900 |
| Bedrooms | 4 |
| Bathrooms | 3.50 |

| Full Baths | 3 |
|----------------|------------------------|
| Half Baths | 1 |
| Square Footage | 1,687 |
| Acres | 0.00 |
| Year Built | 2007 |
| Туре | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |
| | |

Community Information

| Address | 8720 178 Avenue |
|-------------|-----------------|
| Area | Edmonton |
| Subdivision | Klarvatten |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5Z 0B8 |

Amenities

| Amenities | Air Conditione | Air Conditioner, Closet Organizers, Deck, Detectors Smoke, No Anima | | | No Animal | |
|-----------|----------------|---|-------------|----------|-------------|------------|
| | Home, No S | Smoking Hor | ne, Smart/l | Program. | Thermostat, | Television |
| | Connection, | Vaulted | Ceiling, | Vinyl | Windows, | Vacuum |
| | System-Roug | hed-In | | | | |
| | _ | | | | | |

Parking Double Garage Attached, Over Sized

Interior

| Interior Features | ensuite bathroom |
|-------------------|---|
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Hood Fan, |
| | Oven-Microwave, Refrigerator, Stove-Electric, Vacuum System |
| | Attachments, Vacuum Systems, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Corner, Mantel |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |
| Exterior | |
| | |

Exterior Wood, Vinyl

| Exterior Features | Cul-De-Sac, Fenced, Flat Site, Golf Nearby, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
|-------------------|--|
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| Date Listed | March 7th, 2025 |
|----------------|-----------------|
| Days on Market | 102 |
| Zoning | Zone 28 |

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Listing information last updated on June 16th, 2025 at 10:17pm MDT