

## \$549,900 - 3368 24 Avenue, Edmonton

MLS® #E4449115

**\$549,900**

4 Bedroom, 3.50 Bathroom, 1,829 sqft

Single Family on 0.00 Acres

Silver Berry, Edmonton, AB

Investor Alert or First-Time Homebuyer Opportunity! Welcome to this beautiful two-storey home in sought-after Silverberry. Featuring a FULLY FINISHED BASEMENT with a SECOND KITCHEN, this versatile property offers excellent potential for extended family living. This home has 4 spacious bedrooms and 3.5 bathrooms, including a master suite with a Jacuzzi tub and walk-in closet. Bright main floor with white kitchen featuring an island, open dining area, and a spacious living room. Upstairs huge bonus room perfect for a home office, playroom, or media space. Basement (Separate entrance thru garage) boasting a living room, huge bedroom, full 4-piece bathroom, and second kitchen.Â Double attached garage for secure parking.Â Fully landscaped yard (recently painted) with beautiful outdoor space, Last but not leastÂ central air conditioning for year-round comfort. Whether youâ€™re an investor looking for rental potential or a first-time buyer seeking a move-in-ready home, this property is a must see.

Built in 2004

### Essential Information

MLS® # E4449115

Price \$549,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,829                  |
| Acres          | 0.00                   |
| Year Built     | 2004                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 3368 24 Avenue |
| Area        | Edmonton       |
| Subdivision | Silver Berry   |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6T 1Y5        |

### Amenities

|           |                                                     |
|-----------|-----------------------------------------------------|
| Amenities | Air Conditioner, Deck, Detectors Smoke, See Remarks |
| Parking   | Double Garage Attached                              |

### Interior

|                   |                                                                                                                                                     |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                    |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Washer, Window Coverings, See Remarks, Refrigerators-Two, Stoves-Two |
| Heating           | Forced Air-1, Natural Gas                                                                                                                           |
| Fireplace         | Yes                                                                                                                                                 |
| Fireplaces        | Mantel                                                                                                                                              |
| Stories           | 3                                                                                                                                                   |
| Has Basement      | Yes                                                                                                                                                 |
| Basement          | Full, Finished                                                                                                                                      |

### Exterior

|          |             |
|----------|-------------|
| Exterior | Wood, Vinyl |
|----------|-------------|

|                   |                                                                                        |
|-------------------|----------------------------------------------------------------------------------------|
| Exterior Features | Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                       |
| Construction      | Wood, Vinyl                                                                            |
| Foundation        | Concrete Perimeter                                                                     |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 22nd, 2025 |
| Days on Market | 11              |
| Zoning         | Zone 30         |

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Listing information last updated on August 2nd, 2025 at 6:47am MDT