# \$478,800 - 8613 29 Avenue, Edmonton

MLS® #E4440335

#### \$478,800

4 Bedroom, 2.50 Bathroom, 1,254 sqft Single Family on 0.00 Acres

Tipaskan, Edmonton, AB

IMMACULATE CONDITION! BEAUTIFULLY RENOVATED! 3+1 bedroom, 2.5 bath Bungalow on a PIE LOT located in a quiet cul de sac in the Tipaskan Neighborhood. This 1250+ SQFT home features CENTRAL AIR CONDITIONING, a stylish kitchen with Two-Tone cabinets, Stainless Steel appliances, accompanied by a moveable island. The main floor boasts a dining area, living room with gas fireplace, 4 piece bath, and 3 bedrooms including a 2 piece ensuite in the Primary Suite. The basement showcases a coxy recreation room with 2nd Gas Fireplace, generously sized bedroom, modern 4 piece bath, laundry, and storage. Enjoy the fully fenced, sun filled east-facing backyard with a Heated Double Detached Garage and RV Parking. Upgrades through the years include kitchen, bathrooms, laminate flooring, furnace, hot water tank, lighting, windows, shingles, and more. Conveniently located near schools, shopping, and public transportation. Must See!

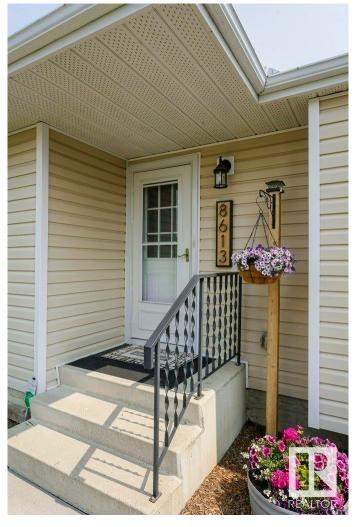
Built in 1978

#### **Essential Information**

MLS® # E4440335 Price \$478,800

Bedrooms 4
Bathrooms 2.50





Full Baths 2 Half Baths 1

Square Footage 1,254 Acres 0.00 Year Built 1978

Type Single Family

Sub-Type Detached Single Family

Style Bungalow
Status Active

## **Community Information**

Address 8613 29 Avenue

Area Edmonton
Subdivision Tipaskan
City Edmonton
County ALBERTA

Province AB

Postal Code T6K 2X5

## **Amenities**

Amenities Air Conditioner, Patio

Parking Double Garage Detached, Heated

#### Interior

Interior Features ensuite bathroom

Appliances Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In,

Dryer, Garage Control, Garage Opener, Oven-Microwave, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings, Garage

Heater

Heating Forced Air-1, Natural Gas

Fireplace Yes

Fireplaces Tile Surround

Stories 2

Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood, Stucco, Vinyl

Exterior Features Back Lane, Fenced, Landscaped, Public Swimming Pool, Public

Transportation, Schools, Sho

Roof Asphalt Shingles

Construction Wood, Stucco, Vinyl

Foundation Concrete Perimeter

## **School Information**

Elementary Tipaskan School

Middle Edith Rogers School

High J Percy Page School

## **Additional Information**

Date Listed June 4th, 2025

Days on Market 12

Zoning Zone 29

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