

## \$578,900 - 3363 25 Avenue, Edmonton

MLS® #E4432900

**\$578,900**

4 Bedroom, 3.50 Bathroom, 1,850 sqft

Single Family on 0.00 Acres

Silver Berry, Edmonton, AB

**\*\*FINISHED BASEMENT WITH SECOND KITCHEN AND SEPARATE ENTRANCE \*\***

Welcome to your dream home in Silver Berry, a vibrant and picturesque community in South Edmonton! This stunning 2 Story home features an open concept kitchen with plenty of cabinet space and stainless steel appliances on Main Floor , Living Room boasts oversized windows allowing ample sunlight , 2 pc Washroom, Dining area and Laundry .Upper Level includes Huge Bonus Room providing great space for relaxation and entertainment. The master bedroom comes with a 4PC ensuite ,walk in closet, Two more well-sized bedrooms and another Full washroom completes the upper level. Fully finished basement has a second kitchen, along with Family room, One Bedroom and full washroom with SEPERATE ENTRANCE through Garage. Central air conditioning, Central Vacuum, Huge deck and attractive landscaping. This home offers both comfort and functionality.

Built in 2004

### Essential Information

MLS® #	E4432900
Price	\$578,900
Bedrooms	4



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,850
Acres	0.00
Year Built	2004
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	3363 25 Avenue
Area	Edmonton
Subdivision	Silver Berry
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 1Y4

### Amenities

Amenities	Air Conditioner, Deck, No Animal Home, No Smoking Home
Parking Spaces	4
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Storage Shed, Vacuum System Attachments, Washer, Refrigerators-Two, Stoves-Two, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Landscaped

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Bisset School
Middle	Rosslyn School
High	W P Wagner School

### **Additional Information**

Date Listed	April 25th, 2025
Days on Market	23
Zoning	Zone 30

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