

## \$599,900 - 3920 33 Street, Edmonton

MLS® #E4444931

**\$599,900**

4 Bedroom, 3.00 Bathroom, 1,252 sqft

Single Family on 0.00 Acres

Larkspur, Edmonton, AB

Elegant Living in Fountain Lake! This modernized 4-level split offers over 1900 sq ft of beautifully crafted space for stylish family living. A bright open-concept layout showcases soaring ceilings, hardwood floors, and a chef's kitchen with granite counters, gas stove, high-end appliances, and hidden pull-out bins. All bathrooms were renovated in 2017 with granite and tile finishes. The upper floor features a luxurious primary suite with fireplace, walk-in closet, and private bath, plus two spacious bedrooms. A cozy family room with second fireplace, fourth bedroom, and full bath sits just below. The fully finished basement adds flexible bonus space. Enjoy a low-maintenance landscaped yard with composite deck and patio—no rear neighbors! Updates include a new furnace and hot water tank (2017). Close to Whitemud, parks, schools, and shopping.



Built in 1993

### Essential Information

MLS® #	E4444931
Price	\$599,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,252

Acres	0.00
Year Built	1993
Type	Single Family
Sub-Type	Detached Single Family
Style	4 Level Split
Status	Active

### Community Information

Address	3920 33 Street
Area	Edmonton
Subdivision	Larkspur
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 1J7

### Amenities

Amenities	Ceiling 10 ft., No Animal Home, No Smoking Home, Parking-Extra
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Hood Fan, Refrigerator, Storage Shed, Stove-Gas, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	4
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Fenced, Flat Site, Landscaped, Low Maintenance Landscape, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	June 26th, 2025
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Days on Market 6  
Zoning Zone 30



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Listing information last updated on July 2nd, 2025 at 6:32am MDT