

## \$569,900 - 4015 28a Street, Edmonton

MLS® #E4432442

**\$569,900**

4 Bedroom, 3.50 Bathroom, 1,915 sqft

Single Family on 0.00 Acres

Larkspur, Edmonton, AB

THE HOME YOU HAVE BEEN WAITING FOR! In a quiet location, this OUTSTANDING 3+1 bed home w/ a Professionally Finished basement provides over 2,500 sq.ft. of developed living space! The bright, open plan features a gourmet kitchen w/ plenty of cabinets, a functional island, corner windows, a tiled splash & upgraded S.S appliances. There is a LARGE family room w/ fireplace, Hardwood, a spacious Front Foyer, & huge windows in the eating area that flood the home w/ natural light. The upper level features wide hallways, HARDWOOD, 3 generous bedrooms, a bright bonus space & a RENOVATED Spa-like Luxury Ensuite. The NEWER finished basement continues to impress w/ its SPACIOUS 4th bedroom, 3 piece bathroom, and a BIG Rec. Room & bar/kitchen area. The Large pie-shaped yard includes mature landscaping, in-ground sprinklers, a storage shed & a GREAT DECK! W/ Cental A/C. & a HEATED Garage, plus a new roof. Was running as a day home prior and would be a perfect business.

Built in 1999

### Essential Information

MLS® # E4432442

Price \$569,900



Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,915
Acres	0.00
Year Built	1999
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	4015 28a Street
Area	Edmonton
Subdivision	Larkspur
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 1L8

### Amenities

Amenities	Air Conditioner, Deck, Exterior Walls- 2"x6"
Parking	Double Garage Attached, Front Drive Access

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, Garage Heater
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Brick, Vinyl
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Exterior Features	Fenced, Flat Site, Fruit Trees/Shrubs, Golf Nearby, Landscaped, No Back Lane, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

### **School Information**

Elementary	Velma E. Baker School
Middle	Thelma Chalifoux School
High	Elder Dr. Francis Whiskeyj

### **Additional Information**

Date Listed	April 24th, 2025
Days on Market	22
Zoning	Zone 30

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