

## \$529,900 - 3240 4 Street, Edmonton

MLS® #E4437487

**\$529,900**

4 Bedroom, 3.50 Bathroom, 1,579 sqft

Single Family on 0.00 Acres

Maple Crest, Edmonton, AB

Discover this stunning 4-bedroom, 3.5-bathroom half duplex in Maple Crest. This beautifully maintained home offers a perfect blend of modern style and practical living, ideal for families or investors. It features a double car garage, versatile bonus room, and a 1-BEDROOM INLAW SUITE with SECOND KITCHEN, separate entrance. The bright and airy open-concept layout and modern kitchen with sleek countertops and stainless steel appliances make it a fantastic living space. Located close to major shopping centres, schools, parks, and public transit, with quick access to major roadways, this home is a great opportunity for homeowners & investors looking to expand their portfolio.

Built in 2022

### Essential Information

MLS® #	E4437487
Price	\$529,900
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,579
Acres	0.00
Year Built	2022



Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	3240 4 Street
Area	Edmonton
Subdivision	Maple Crest
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 2S9

### Amenities

Amenities	See Remarks
Parking	Double Garage Detached

### Interior

Interior Features	ensuite bathroom
Appliances	Hood Fan, Microwave Hood Fan, Stove-Electric, Stove-Gas, Dryer-Two, Refrigerators-Two, Washers-Two
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Park/Reserve, Playground Nearby, Public Transportation, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	May 20th, 2025
Days on Market	27
Zoning	Zone 30

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Listing information last updated on June 16th, 2025 at 5:32pm MDT