

## \$474,900 - 9111 175a Avenue, Edmonton

MLS® #E4430464

**\$474,900**

3 Bedroom, 3.00 Bathroom, 1,111 sqft

Single Family on 0.00 Acres

Lago Lindo, Edmonton, AB

Fabulous move-in ready 3 bed, 3 full bath house in Lago Lindo. This wonderful 4 level split offers several different living spaces with all levels finished. Many upgrades throughout the home. Upstairs is 2 very large primary suites with their own renovated ensuite and generous sized closets. The main floor features hardwood flooring and classy light fixtures. A nicely updated kitchen with stainless appliances and ample storage and counter space. Garden doors off the kitchen takes you out the a nice deck in the south facing, fully fenced back yard. On the 3rd level is a large family room with a 3rd bedroom and another full bath. The fully finished basement offers even more living space and a nice laundry closet. Double attached garage easily fits 2 cars. Tucked away in a cul-de-sac but close to public transportation and schools. Newer furnace and hot water tank! Welcome home.

Built in 1987

### Essential Information

MLS® #	E4430464
Price	\$474,900
Bedrooms	3
Bathrooms	3.00
Full Baths	3



Square Footage	1,111
Acres	0.00
Year Built	1987
Type	Single Family
Sub-Type	Detached Single Family
Style	4 Level Split
Status	Active

### **Community Information**

Address	9111 175a Avenue
Area	Edmonton
Subdivision	Lago Lindo
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Z 2M1

### **Amenities**

Amenities	Deck, Smart/Program. Thermostat, Vinyl Windows
Parking Spaces	4
Parking	Double Garage Attached

### **Interior**

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

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Cul-De-Sac, Fenced, Landscaped, No Back Lane, Public Transportation, Schools
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      April 11th, 2025

Days on Market                8

Zoning                              Zone 28

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 19th, 2025 at 2:17am MDT