

# \$539,900 - 7308 182 Avenue, Edmonton

MLS® #E4417146

**\$539,900**

3 Bedroom, 2.50 Bathroom, 1,780 sqft  
Single Family on 0.00 Acres

Crystallina Nera East, Edmonton, AB

Welcome to the Julia P model by Bedrock Homes—a modern 3-bedroom, 2.5-bathroom front drive home offering 1700+ sq ft of stylish, functional space in the desirable Crystallina community. This thoughtfully designed home features an open-concept main floor with a cozy 50" LED electric fireplace, luxury vinyl plank flooring, and a gourmet kitchen with 41" upper cabinets, quartz countertops. Upstairs, discover a central bonus room, second-floor laundry, and a primary suite with dual sinks in the ensuite. Built for convenience, this smart home includes a Smart Home Hub, EcoBee thermostat, video doorbell, and Weiser Wi-Fi smart keyless lock. With a double attached garage, this move-in-ready home is perfect for families looking for a blend of comfort and cutting-edge technology in a great neighborhood with easy access to amenities. SIDE ENTRY for future suite!

Built in 2024

## Essential Information

MLS® #	E4417146
Price	\$539,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1



Square Footage	1,780
Acres	0.00
Year Built	2024
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	7308 182 Avenue
Area	Edmonton
Subdivision	Crystallina Nera East
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Z 0J1

### **Amenities**

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

### **Interior**

Interior Features	ensuite bathroom
Appliances	None
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Park/Reserve, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed January 6th, 2025

Days on Market 117

Zoning Zone 28

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Listing information last updated on May 3rd, 2025 at 9:17am MDT