# \$635,000 - 11828 52 Street, Edmonton

MLS® #E4428002

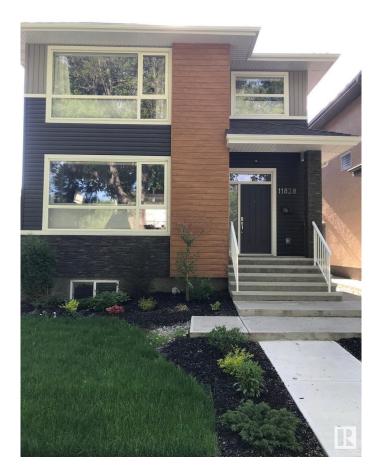
#### \$635,000

5 Bedroom, 3.50 Bathroom, 1,857 sqft Single Family on 0.00 Acres

Newton, Edmonton, AB

A PLACE FOR FAMILY AND INCOME TOO! What a great opportunity to own a like new home with a fully self contained legal suite. This 2 story beauty offers a bright and open main floor with 10' ceilings, large windows offering tons of natural light, covered by high end powered blinds. The living room is spacious and features a gas fireplace. Kitchen offers plenty of cabinet space, a large island with built in sink and dishwasher. Laminate floors and neutral paint throughout. Upstairs are 3 good sized bedrooms with the primary offering a luxury ensuite and walk in closet. The basement suite offers 2 bedrooms, full bath, and a functional kitchen and living room. Both units are separetly metered, have their own laundry, and completely separate entrances. Double detached heated garage insulated and drywalled, and RV parking pad. Yard is fully fenced with chain link. Great mature neighborhood with quick access to downtown, and Concordia College is a 4 minute drive away!





Built in 2016

#### **Essential Information**

MLS® #	E4428002
Price	\$635,000
Bedrooms	5

Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,857
Acres	0.00
Year Built	2016
Туре	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

# **Community Information**

Address	11828 52 Street
Area	Edmonton
Subdivision	Newton
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5W 3J4

## Amenities

Amenities	Ceiling 10 ft., Deck, Detectors Smoke, No Animal Home, No Smoking Home
Parking Spaces	3
Parking	Double Garage Detached

## Interior

Interior Features	ensuite bathroom	
Appliances	Garage Control, Garage Opener, Window Coverings, Dryer-Two,	
	Refrigerators-Two, Stoves-Two, Washers-Two	
Heating	Forced Air-2, Natural Gas	
Fireplaces	Glass Door	
Stories	3	
Has Suite	Yes	
Has Basement	Yes	
Basement	Full, Finished	
Futorion		

### Exterior

Exterior Wood, Vinyl

Exterior Features	Public Transportation, Schoo
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	March 28th, 2025
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Days on Market 36

Zoning Zone 06



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Listing information last updated on May 3rd, 2025 at 1:17pm MDT