

# **\$599,000 - 14407 88 Avenue, Edmonton**

MLS® #E4437742

**\$599,000**

3 Bedroom, 2.00 Bathroom, 1,197 sqft

Single Family on 0.00 Acres

Parkview, Edmonton, AB

Perfectly Maintained Bungalow in Parkview! First time on the market for this Mid-Century gem, sold by the original owners. Situated on a quiet street, just steps to top-performing schools and great access to the White Mud, Downtown, U of A, etc. Tons of curb appeal with new shingles and exterior vinyl window casings. Through the front door you are greeted with perfectly preserved hardwood flooring, cove ceilings and a fantastic living room area overlooking the front yard. The space opens beautifully to the dining area, ideal for entertaining. Then, the spacious kitchen overlooking the backyard: featuring pastel yellow pristine Youngstown Kitchen cabinets + sink system. Three spacious bedrooms and an upgraded bathroom complete the floor. Fully finished basement with separate entrance with full bathroom and second kitchen area. Fantastic fenced yard with deck and double garage! Oversized driveway.

Built in 1956

## **Essential Information**

MLS® #	E4437742
Price	\$599,000
Bedrooms	3
Bathrooms	2.00



Full Baths	2
Square Footage	1,197
Acres	0.00
Year Built	1956
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	14407 88 Avenue
Area	Edmonton
Subdivision	Parkview
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5R 4J5

### Amenities

Amenities	See Remarks
Parking	Double Garage Detached

### Interior

Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco
Exterior Features	See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed	May 22nd, 2025
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Days on Market 1

Zoning Zone 10

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