# \$615,000 - 11828 52 Street, Edmonton

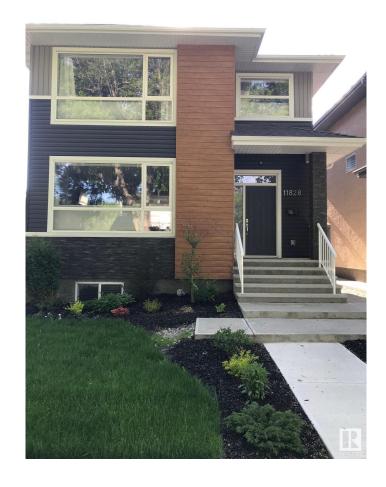
MLS® #E4428002

#### \$615,000

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

Newton, Edmonton, AB

Modern, like-new 2-storey home with income potential in a mature neighborhood just minutes from downtown and Concordia University! The bright main floor features 10' ceilings, large windows with powered blinds, a spacious living room with gas fireplace, and a stylish kitchen with ample cabinets, a large island, and built-in sink and dishwasher. Laminate flooring and neutral tones throughout add a clean, modern feel. Upstairs offers 3 bedrooms, including a primary suite with walk-in closet and luxury ensuite. The fully legal basement suite has 2 bedrooms, a full bath, kitchen, living room, separate entrance, its own laundry, and separate metersâ€"ideal for rental income or extended family. Outside, enjoy a fully fenced yard, RV parking pad, and a double detached heated garage (insulated and drywalled). A perfect home for families or investors!



Built in 2016

## **Essential Information**

MLS® # E4428002

Price \$615,000

Bedrooms 5

Bathrooms 3.50

Full Baths 3
Half Baths 1

Square Footage 1,857
Acres 0.00
Year Built 2016

Type 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

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Public Transportation, Schools, Shopping Nearby, Vegetable Garden

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

## **Additional Information**

Date Listed March 28th, 2025

Days on Market 46

Zoning Zone 06

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Listing information last updated on May 13th, 2025 at 12:47pm MDT