

## \$380,000 - 4318 38 Street, Edmonton

MLS® #E4459671

**\$380,000**

3 Bedroom, 1.50 Bathroom, 1,108 sqft  
Single Family on 0.00 Acres

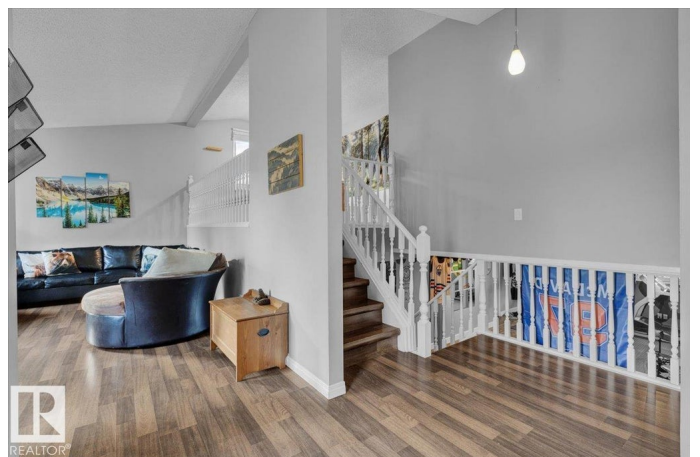
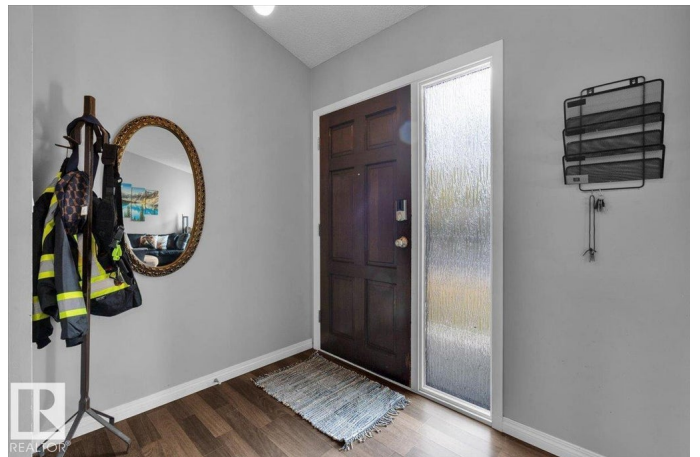
Kiniski Gardens, Edmonton, AB

This is an exceptional opportunity whether you are looking for a family home or a great potential investment property. There is a separate entrance to the basement for future secondary suite potential. This 1100 sq ft 3 bedroom home is in great move in ready shape. Located in a convenient location on a bus route and just 2 mins from Whitemud Drive in Kiniski Gardens. Features a fantastic new renovated kitchen with butcher block counter tops and timeless white cabinets. The spacious dining area looks over the large living room with wood burning fireplace and vaulted ceilings. There are two large bedrooms and a 4 piece bathroom upstairs. The basement has a large rec room, one bedroom and a half bath. Loads of storage under the crawl space/laundry room. The back yard has new sod and a detached double garage. The roof is under 10 years old. This is a great place to call home.

Built in 1981

### Essential Information

MLS® #	E4459671
Price	\$380,000
Bedrooms	3
Bathrooms	1.50
Full Baths	1



Half Baths	1
Square Footage	1,108
Acres	0.00
Year Built	1981
Type	Single Family
Sub-Type	Detached Single Family
Style	3 Level Split
Status	Active

### **Community Information**

Address	4318 38 Street
Area	Edmonton
Subdivision	Kiniski Gardens
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6L 4K4

### **Amenities**

Amenities	Crawl Space, Open Beam, Vaulted Ceiling, Walkout Basement
Parking Spaces	3
Parking	Double Garage Detached

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Metal, Stucco
Exterior Features	Back Lane, Fenced, Golf Nearby, Low Maintenance Landscape, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction Wood, Metal, Stucco  
Foundation Concrete Perimeter

### **Additional Information**

Date Listed September 26th, 2025  
Days on Market 4  
Zoning Zone 29

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 September 29th, 2025 at 11:17pm MDT