

# \$464,888 - 21340 88 Avenue, Edmonton

MLS® #E4436919

## \$464,888

3 Bedroom, 2.00 Bathroom, 1,132 sqft

Single Family on 0.00 Acres

Suder Greens, Edmonton, AB

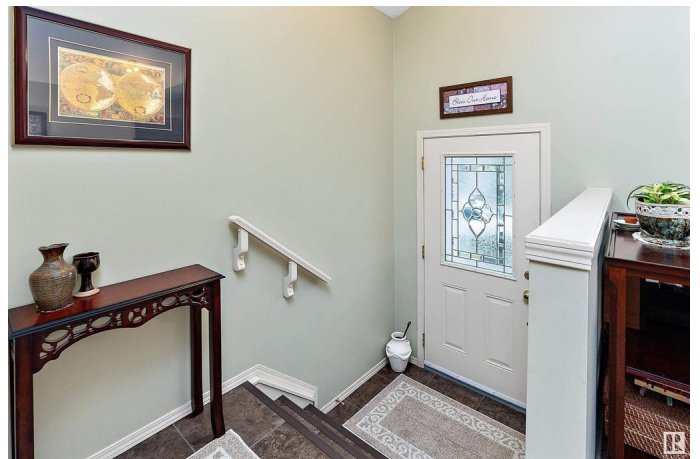
Welcome to Suder Greens! This bright, spacious bi-level offers over 2,100 sq ft of functional living space with 3 bedrooms & 2 full baths. Enjoy abundant natural light thanks to oversized windows on both levels—a hallmark of the bi-level design. The main floor features a generous living room, open dining area, and a well-laid-out kitchen. Step outside to a beautifully landscaped yard with mature trees, flower beds, garden box, and a ground-level deck—perfect for morning coffee or summer evenings. A second deck runs along the side of the home, attached to both the house and fence for added utility. The oversized primary bedroom features a large window overlooking the tranquil backyard. Downstairs, you'll find a large family room, additional bedroom, full bath, and laundry—brightened by large windows for a spacious feel. Walking distance to parks, trails, schools, golf, and transit, with quick access to West Edmonton Mall, Whitemud Drive, and Anthony Henday. This immaculately maintained home could be yours!

Built in 2003

## Essential Information

MLS® # E4436919

Price \$464,888



Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,132
Acres	0.00
Year Built	2003
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### **Community Information**

Address	21340 88 Avenue
Area	Edmonton
Subdivision	Suder Greens
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 6V1

### **Amenities**

Amenities	Deck, Detectors Smoke, No Animal Home, No Smoking Home, Vaulted Ceiling, See Remarks
Parking	Double Garage Detached

### **Interior**

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

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Flat Site, Fruit Trees/Shrubs, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**School Information**

Elementary	Winterburn School
Middle	Michael Phair School
High	Jasper Place School

**Additional Information**

Date Listed	May 16th, 2025
Days on Market	5
Zoning	Zone 58

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Listing information last updated on May 21st, 2025 at 9:17pm MDT