

# \$1,400,000 - 3054 28 Avenue, Edmonton

MLS® #E4455125

## \$1,400,000

5 Bedroom, 2.00 Bathroom, 1,558 sqft  
Single Family on 0.00 Acres

Decoteau, Edmonton, AB

**LOCATION, LOCATION!** This beautifully renovated home sits on 2.99 acres within city limits, offering the perfect mix of space and convenience. Featuring luxury vinyl plank, quartz countertops, and an open, light-filled layout, the main floor includes a modern kitchen with ceiling-height cabinetry, stainless steel appliances, a spacious island, and a separate spice kitchen. The primary bedroom boasts a 4-piece ensuite, complemented by two additional bedrooms and another full bath. The finished basement offers two more bedrooms, a rec area, and laundry. Outdoors, enjoy a private oasis with a large deck, mature trees, and a firepit area—just minutes from the Anthony Henday, shopping, and amenities.

Built in 1977

### Essential Information

MLS® #	E4455125
Price	\$1,400,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,558
Acres	0.00
Year Built	1977
Type	Single Family



Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	3054 28 Avenue
Area	Edmonton
Subdivision	Decoteau
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6X 1A5

### Amenities

Amenities	Deck, Fire Pit, No Smoking Home, Patio
Parking	Front Drive Access, RV Parking

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Oven-Built-In, Refrigerator, Washer, Window Coverings, Stoves-Two, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Metal
Exterior Features	Fenced, Playground Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Metal
Foundation	Slab

### Additional Information

Date Listed	August 28th, 2025
Days on Market	49
Zoning	Zone 53

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