

## **\$519,900 - 8010 3 Avenue, Edmonton**

MLS® #E4449941

**\$519,900**

3 Bedroom, 2.50 Bathroom, 1,862 sqft

Single Family on 0.00 Acres

Ellerslie, Edmonton, AB

Welcome home! This beautiful double car garage home offers 3 bedrooms, 2 full bathrooms, and 1 half washroom. The house has been recently updated with brand new carpet, new vinyl flooring, new countertops, fresh paint, and new baseboards, making it move-in ready. As you enter, you'll find a spacious living area with a cozy gas fireplace. The main floor features a large kitchen with brand new countertops, a bright dining area with a patio door leading to the backyard, and a convenient half washroom with a new toilet. The laundry area is also on the main floor, with side-by-side washer and dryer for your ease. Upstairs, there's a bright bonus room with large windows that let in plenty of natural light. The master bedroom includes a 5-piece ensuite bathroom. You'll also find two more bedrooms and a second full bathroom on this level. The entire second floor is finished with brand new carpet, and both bathrooms have been updated with new toilets. Outside, enjoy a huge backyard with a large deck perfect.

Built in 2004

### **Essential Information**

MLS® # E4449941

Price \$519,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,862                  |
| Acres          | 0.00                   |
| Year Built     | 2004                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |               |
|-------------|---------------|
| Address     | 8010 3 Avenue |
| Area        | Edmonton      |
| Subdivision | Ellerslie     |
| City        | Edmonton      |
| County      | ALBERTA       |
| Province    | AB            |
| Postal Code | T6X 1K6       |

### Amenities

|           |                                                    |
|-----------|----------------------------------------------------|
| Amenities | Deck, Detectors Smoke, No Smoking Home, Party Room |
| Parking   | Double Garage Attached                             |

### Interior

|                   |                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                             |
| Appliances        | Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                    |
| Fireplace         | Yes                                                                                          |
| Fireplaces        | Granite Surround                                                                             |
| Stories           | 2                                                                                            |
| Has Basement      | Yes                                                                                          |
| Basement          | Full, Unfinished                                                                             |

### Exterior

|                   |                                                 |
|-------------------|-------------------------------------------------|
| Exterior          | Wood, Vinyl                                     |
| Exterior Features | Public Transportation, Schools, Shopping Nearby |

|              |                    |
|--------------|--------------------|
| Roof         | Asphalt Shingles   |
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 26th, 2025 |
| Days on Market | 85              |
| Zoning         | Zone 53         |

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