

## \$415,000 - 8021 17a Avenue, Edmonton

MLS® #E4429606

**\$415,000**

4 Bedroom, 2.50 Bathroom, 1,469 sqft

Single Family on 0.00 Acres

Satoo, Edmonton, AB

Simply lovely two storey home available in Satoo. Non zero, partial pie lot is fenced in and has a rear concrete pad for a future garage. This home has been partially updated both in and out. Out side you have a rear gazebo on a vinyl maintenance free deck. Step inside and you are greeted with a familiar floor plan that builders used for decades with a front living room and dinning room that is backed by a kitchen dinning nook and two piece bath. This home gets really good natural light and has had a little over half of its windows replaced too. As you head upstairs you get a large picture window on the staircase, 3 bedrooms and two baths. The 2nd bedroom was set up as an additional master closet for those buyers that need a much closet space as possible but could easily be converted back to the original layout if wanted. Master bedroom has really good space with a bay window, decent walk-in closet and a 3 piece bath. Basement is fully finished with a rec room and an additional bedroom.

Built in 1993

### Essential Information

MLS® # E4429606

Price \$415,000

Bedrooms 4



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,469
Acres	0.00
Year Built	1993
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	8021 17a Avenue
Area	Edmonton
Subdivision	Satoo
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6K 4E1

### Amenities

Amenities	Fire Pit, Gazebo
Parking	Parking Pad Cement/Paved

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Freezer, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-2, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Back Lane, Fenced, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl

Foundation                      Concrete Perimeter

**Additional Information**

Date Listed                      April 7th, 2025

Days on Market                13

Zoning                              Zone 29

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