

\$729,000 - 11174 35 Avenue, Edmonton

MLS® #E4459149

\$729,000

4 Bedroom, 3.50 Bathroom, 1,894 sqft

Single Family on 0.00 Acres

Greenfield, Edmonton, AB

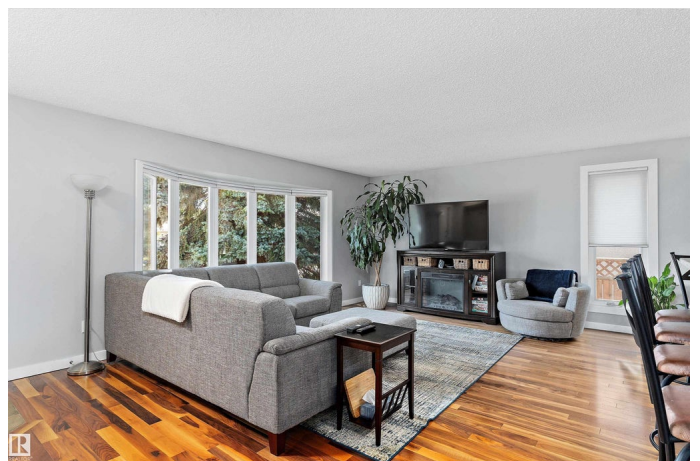
Welcome to this beautifully renovated almost 1900 sq. ft. home in the highly sought-after family community of Greenfield. Offering 4 bedrooms & 3.5 baths, this home has been fully updated from top to bottom, blending modern style with family-friendly function. The spacious main floor boasts an open-concept design, featuring a huge chef's kitchen with a large attached island & eating bar, & an abundance of cupboards. The dining area overlooks a few steps down into a cozy family room & fireplace. A massive mudroom provides exceptional storage & organization space for today's busy families. Upstairs you'll find 3 bedrooms & a full 4-piece bath, including a primary suite with its own 3-piece ensuite. The lower level offers a generous rec room perfect for movie nights or gatherings, a large additional bedroom, a 3-piece bath, and an oversized storage room. Situated close to several desirable schools & nestled in a very popular neighborhood, this property is the perfect blend of space, comfort, and convenience.

Built in 1975

Essential Information

MLS® # E4459149

Price \$729,000



Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,894
Acres	0.00
Year Built	1975
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey Split
Status	Active

Community Information

Address	11174 35 Avenue
Area	Edmonton
Subdivision	Greenfield
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6J 3N1

Amenities

Amenities	On Street Parking, Deck, No Animal Home, No Smoking Home
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Oven-Microwave, Refrigerator, Stove-Gas, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert, Wall Mount
Stories	4
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Brick, Vinyl
----------	--------------------

Exterior Features	Airport Nearby, Fenced, Flat Site, Golf Nearby, Landscaped, Paved Lane, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Greenfield Elementary K-6
Middle	D.S. MacKenzie Jr.High
High	Harry Ainley

Additional Information

Date Listed	September 23rd, 2025
Days on Market	23
Zoning	Zone 16

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 October 16th, 2025 at 8:47am MDT