

Courtesy Of Errol J Scott Of Exp Realty

## \$375,000 - 8776 189 Street, Edmonton

MLS® #E4415584

**\$375,000**

3 Bedroom, 2.50 Bathroom, 1,496 sqft  
Condo / Townhouse on 0.00 Acres

Belmead, Edmonton, AB

Get Inspired in Belmead! Discover this beautifully renovated duplex offering over 2,200 sq ft of livable space in a prime location! Step onto sleek vinyl plank flooring on the main level, which boasts a spacious dining room, breakfast nook, and a gorgeous chef's kitchen. Featuring custom cabinets, an elegant tile backsplash, and ample counter space, this kitchen is a culinary dream. Relax in the bright living room with pot lights, a gas fireplace, and large windows, your renovated 2-piece bath on the main adds extra convenience. Upstairs, you'll find 3 large bedrooms, including a master with dual closets and a renovated 3-piece ensuite. The fully finished basement offers a rec room, additional room, and large laundry area. Outside, enjoy your spacious yard with a deck, plus a double attached garage for added convenience. Located in a well-maintained complex with a strong reserve fund, you're close to Henday, Whitemud, WEM, and transit. Move-in ready—your dream home awaits!

Built in 1996

### Essential Information

MLS® #	E4415584
Price	\$375,000
Bedrooms	3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,496
Acres	0.00
Year Built	1996
Type	Condo / Townhouse
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### **Community Information**

Address	8776 189 Street
Area	Edmonton
Subdivision	Belmead
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5T 6C4

### **Amenities**

Amenities	Off Street Parking, On Street Parking, Deck, No Animal Home, No Smoking Home, Parking-Visitor
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, TV Wall Mount
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Brick Facing, Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Landscaped, Playground Nearby, Public Transportation, Schools,

	Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	December 8th, 2024
Days on Market	97
Zoning	Zone 20
Condo Fee	\$358

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