

\$400,000 - 3515 42 Avenue, Edmonton

MLS® #E4459664

\$400,000

3 Bedroom, 1.50 Bathroom, 1,276 sqft

Single Family on 0.00 Acres

Kiniski Gardens, Edmonton, AB

Outstanding value in Kiniski Gardens! Nestled on a quiet cul-de-sac this recently renovated, move-in ready, 3 bedroom 1.5 bath detached 2 storey home w/ central AC features nearly 1900 sq ft of fully finished living space! From the front foyer, the spacious living room w/ corner wood burning fireplace & stylish ceiling beam leads to the eat-in kitchen w/ newer cabinets, countertops, hardware & s/steel appliances including a new dishwasher. The convenient 2pce powder room is also on the main floor. Garden doors give easy access to the updated deck, sidewalks & fully fenced, landscaped yard w/ storage shed & private parking pad to fit 2 cars. Upstairs youâ€™ll find the generously sized primary bedroom w/ dual closets, 2 more bedrooms & the fully renovated, modern 4-piece bath. The basement offers a large rec room, newer stacking washer/dryer & additional storage. Minutes from the Whitemud, Henday, schools, parks, shops & public transit, this home combines style, comfort & convenience- make your move today!

Built in 1981

Essential Information

MLS® # E4459664

Price \$400,000



Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,276
Acres	0.00
Year Built	1981
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	3515 42 Avenue
Area	Edmonton
Subdivision	Kiniski Gardens
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6L 5C7

Amenities

Amenities	Off Street Parking, On Street Parking, Closet Organizers, Deck, Detectors Smoke, Vinyl Windows
Parking Spaces	4
Parking	2 Outdoor Stalls, Parking Pad Cement/Paved, Rear Drive Access

Interior

Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Fan-Ceiling, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Corner
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	Back Lane, Cul-De-Sac, Fenced, Flat Site, Golf Nearby, Landscaped, Park/Reserve, Paved Lane, Picnic Area, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

School Information

Elementary	Julia Kiniski
Middle	Thelma Chalifoux
High	W.P. Wagner

Additional Information

Date Listed	September 25th, 2025
Days on Market	4
Zoning	Zone 29

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