

Courtesy Of Kelly A Grant Of Sweetly

\$419,000 - 10840 30 Street, Edmonton

MLS® #E4426637

\$419,000

3 Bedroom, 2.50 Bathroom, 1,179 sqft

Single Family on 0.00 Acres

Rundle Heights, Edmonton, AB

Well-maintained 1,179 sqft 3-level split in Rundle Heights. Incredible location overlooking Rundle Park with nearby walking trails along the North Saskatchewan River. Conveniently located near a golf course, rec center, schools, bus stops and grocery stores. Main floor features a bright and sunny living room with stunning hardwood floors, dining room and kitchen. Upper level has 3 bedrooms, including a primary with a 2pc ensuite, plus 4pc family bath. Fully finished basement offers a rec room, laundry, excellent storage, and a gorgeous 3 pc bath with tile shower. Private, fenced backyard with perennials and a double detached garage with a massive parking pad. Numerous upgrades in the past 10 years include new windows, exterior doors, shingles, sidewalks, toilets, kitchen backsplash, appliances, countertops, paint, bathrooms, and an overhead garage door. This home truly combines comfort and convenience in a prime location. Clean, and move-in ready, don't miss out on the opportunity to call this home!

Built in 1970

Essential Information

MLS® # E4426637

Price \$419,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,179
Acres	0.00
Year Built	1970
Type	Single Family
Sub-Type	Detached Single Family
Style	3 Level Split
Status	Active

Community Information

Address	10840 30 Street
Area	Edmonton
Subdivision	Rundle Heights
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5W 1V8

Amenities

Amenities	Crawl Space, No Smoking Home, Patio
Parking Spaces	4
Parking	Double Garage Detached, RV Parking

Interior

Interior Features	ensuite bathroom
Appliances	Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	Back Lane, Fenced, Golf Nearby, Landscaped, Park/Reserve, Picnic Area, Playground Nearby, Private Setting, Public Swimming Pool, Public Transportation, Ravine View, River Valley View, Schools, Shopping

Nearby, Ski Hill Nearby

Roof Asphalt Shingles
Construction Wood, Stucco
Foundation Concrete Perimeter

School Information

Elementary Ivor Dent School
Middle Ivor Dent School
High Eastglen School

Additional Information

Date Listed March 20th, 2025
Days on Market 15
Zoning Zone 23

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