

## \$439,000 - 17129 7a Avenue, Edmonton

MLS® #E4433724

**\$439,000**

3 Bedroom, 2.50 Bathroom, 1,430 sqft

Single Family on 0.00 Acres

Windermere, Edmonton, AB

Welcome to this beautifully maintained 3 beds, 2.5 bath half duplex with single attached garage, perfectly situated on a quiet cul-de-sac in the heart of Windermere. This corner lot property offers added privacy and extra yard space. The main floor boasts an open-concept layout featuring a spacious eat-in kitchen with clean, well-kept cabinets, a pantry, and a raised dining bar. The cozy living room is warmed by a gas fireplace. while the dining area opens to a large deck and a fully fenced, landscaped backyard with a fire pit. Upstairs, the spacious primary suite includes a walk-in closet and a private 3-piece ensuite. Two additional bedrooms & a full bathroom complete the upper level, offering plenty of room for children, guests, or a home office. The partly finished basement adds extra living space or storage. Located just minutes from Currents of Windermere, this home is close to shopping, restaurants, parks, and public transit, which offers both comfort and convenience.

Built in 2008

### Essential Information

MLS® # E4433724

Price \$439,000

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,430
Acres	0.00
Year Built	2008
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	17129 7a Avenue
Area	Edmonton
Subdivision	Windermere
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 0M5

### Amenities

Amenities	Deck, Detectors Smoke, Fire Pit
Parking	Single Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Stone, Vinyl
Exterior Features	Corner Lot, Cul-De-Sac, Fenced, Playground Nearby, Public Transportation, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	May 1st, 2025
Days on Market	1
Zoning	Zone 56

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 May 2nd, 2025 at 10:33am MDT