

## \$1,725,000 - 1850 232 Avenue, Edmonton

MLS® #E4430868

**\$1,725,000**

5 Bedroom, 3.50 Bathroom, 2,643 sqft

Single Family on 0.00 Acres

Edmonton Energy And Technology Park,  
Edmonton, AB

Looking for HAPPINESS? 19.5 acres of prime country living and future developable land in the Edmonton Energy and Technology Park. This hobby farm is fenced with several outbuildings and animal corrals that have accommodated chickens, sheep, cattle, and even a donkey and llama. The best part of this country living is you are still in Edmonton with agricultural zoning and lower taxes. The custom built 2643 square foot bungalow has 5 bedrooms and 3 bathrooms on the main floor with direct access from breezeway to triple garage. A partially finished wide open basement has a separate entrance with an extra room and full bathroom. All this surrounded by mature trees with a large garden, flower beds, and a paved driveway. This is a one of a kind gorgeous property.

Built in 1978

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | E4430868    |
| Price          | \$1,725,000 |
| Bedrooms       | 5           |
| Bathrooms      | 3.50        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 2,643       |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 1978                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | Bungalow               |
| Status     | Active                 |

### Community Information

|             |                                     |
|-------------|-------------------------------------|
| Address     | 1850 232 Avenue                     |
| Area        | Edmonton                            |
| Subdivision | Edmonton Energy And Technology Park |
| City        | Edmonton                            |
| County      | ALBERTA                             |
| Province    | AB                                  |
| Postal Code | T5Y 6J2                             |

### Amenities

|           |  |
|-----------|--|
| Amenities | Hot Water Natural Gas, No Animal Home, No Smoking Home, Parking-Visitor, Vinyl Windows |
| Parking   | Triple Garage Attached   |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas   |
| Stories           | 1   |
| Has Basement      | Yes   |
| Basement          | Full, Partially Finished  |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Brick, Stucco                        |
| Exterior Features | Fenced, Flat Site, Golf Nearby, Landscaped |
| Roof              | Asphalt Shingles                           |
| Construction      | Wood, Brick, Stucco                        |
| Foundation        | Concrete Perimeter                         |

### Additional Information

|             |                  |
|-------------|------------------|
| Date Listed | April 14th, 2025 |
|-------------|------------------|

Days on Market 109

Zoning Zone 50

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