

## \$299,800 - 3843 114 Avenue, Edmonton

MLS® #E4442430

**\$299,800**

3 Bedroom, 2.00 Bathroom, 846 sqft

Single Family on 0.00 Acres

Beverly Heights, Edmonton, AB

**HOT LISTING! UPDATED BUNGALOW | 2 KITCHENS | STEPS TO RIVER VALLEY | MULTI-UNIT LOT POTENTIAL** Welcome to this bright and beautifully upgraded 2+1 bedroom, 2 full bathroom bungalow, just 3 blocks from Edmonton's iconic River Valley! Whether you're looking for your forever home or a smart investment, this one delivers style, space, and income potential in a sought-after location. Inside, you'll find a sleek open-concept layout featuring a modern kitchen with stainless steel appliances, updated flooring, and plenty of natural light. The fully finished basement offers a **SECOND KITCHEN**, full bath, spacious laundry area, and a 3rd bedroom—perfect for extended family. Step outside to your private, fenced yard with room to relax or entertain, plus a nice detached garage for added convenience. Some work is still needed for updating. Really a great property at this price !!!

Built in 1948

### Essential Information

MLS® #	E4442430
Price	\$299,800
Bedrooms	3
Bathrooms	2.00
Full Baths	2



Square Footage	846
Acres	0.00
Year Built	1948
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### **Community Information**

Address	3843 114 Avenue
Area	Edmonton
Subdivision	Beverly Heights
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5W 0S7

### **Amenities**

Amenities	Off Street Parking, Hot Water Natural Gas, See Remarks
Parking	Single Garage Detached

### **Interior**

Appliances	Dryer, Microwave Hood Fan, Washer, Refrigerators-Two, Stoves-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Corner Lot, Fenced, Landscaped, Low Maintenance Landscape, Park/Reserve, Schools, Shopping Nearby, Treed Lot, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed June 13th, 2025

Days on Market 2

Zoning Zone 23

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