

# \$525,000 - 1832 32 Street, Edmonton

MLS® #E4422875

**\$525,000**

4 Bedroom, 3.50 Bathroom, 1,455 sqft  
Single Family on 0.00 Acres

Laurel, Edmonton, AB

Attention First Time Home buyers or Investors. Welcome to this charming Single-Family Home with Full finished Basement with SEPARATE ENTRANCE located in the desirable community of LAUREL Edmonton. This spacious 1455 sq ft residence features a detached DOUBLE CAR GARAGE, AIR CONDITIONING and offers a well-designed layout perfect for modern living. The upper floor comprises 3 comfortable bedrooms and 2 full bathrooms, providing ample space for family and guests. The main level boasts a bright living area, a cozy dining space, convenient laundry facilities, and a half bath. Don't Forget Fully finished basement with 1 Bedroom its own kitchen, laundry and separate entrance. Don't miss out on this fantastic opportunity to own a versatile property in a vibrant community!

Built in 2013

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4422875  |
| Price          | \$525,000 |
| Bedrooms       | 4         |
| Bathrooms      | 3.50      |
| Full Baths     | 3         |
| Half Baths     | 1         |
| Square Footage | 1,455     |



|            |                        |
|------------|------------------------|
| Acres      | 0.00                   |
| Year Built | 2013                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### **Community Information**

|             |                |
|-------------|----------------|
| Address     | 1832 32 Street |
| Area        | Edmonton       |
| Subdivision | Laurel         |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6T 0N7        |

### **Amenities**

|           |  |
|-----------|--|
| Amenities | Off Street Parking, Air Conditioner, Deck, No Animal Home, No Smoking Home |
| Parking   | Double Garage Detached   |

### **Interior**

|                   |   |
|-------------------|---|
| Interior Features | ensuite bathroom  |
| Appliances        | Dishwasher-Built-In, Garage Opener, Hood Fan, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two |
| Heating           | Forced Air-1, Natural Gas   |
| Stories           | 3   |
| Has Basement      | Yes   |
| Basement          | Full, Finished  |

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior          | Wood, Vinyl   |
| Exterior Features | Back Lane, Fenced, Landscaped, Public Transportation, Schools |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Vinyl   |
| Foundation        | Concrete Perimeter  |

### **Additional Information**

|             |                     |
|-------------|---------------------|
| Date Listed | February 25th, 2025 |
|-------------|---------------------|

Days on Market 50

Zoning Zone 30

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Listing information last updated on April 16th, 2025 at 7:02pm MDT