

# \$349,999 - 4528 33a Ave, Edmonton

MLS® #E4442564

## \$349,999

3 Bedroom, 1.50 Bathroom, 1,141 sqft  
Single Family on 0.00 Acres

Weinlos, Edmonton, AB

Great starter home in family friendly Weinlos, this 2 Storey, 3-bedroom home has been well loved over the years and is ready for a new family. Bright open living room, a spacious master bedroom with lots of closet space, as well as two other bedrooms. Partially finished basement could be used as a playroom, or storage. Big back yard with easy access to public transit, close to schools, parks and shopping and easy access to the Henday or Whitemud

Built in 1981

### Essential Information

MLS® #	E4442564
Price	\$349,999
Bedrooms	3
Bathrooms	1.50
Full Baths	1
Half Baths	1
Square Footage	1,141
Acres	0.00
Year Built	1981
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active



## Community Information

Address	4528 33a Ave
Area	Edmonton
Subdivision	Weinlos
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6L 4X3

## Amenities

Amenities	No Animal Home
Parking	No Garage

## Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Storage Shed, Stove-Electric, Washer - Energy Star, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

## Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Fenced, Golf Nearby, Low Maintenance Landscape, No Back Lane, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

## Additional Information

Date Listed	June 15th, 2025
Days on Market	18
Zoning	Zone 29

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