

Courtesy Of Levi Hooft Of Exp Realty

\$479,990 - 1107 36 Street, Edmonton

MLS® #E4447430

\$479,990

4 Bedroom, 2.50 Bathroom, 1,069 sqft
Single Family on 0.00 Acres

Crawford Plains, Edmonton, AB

Welcome to your private oasis in Crawford Plains! Tucked away on a quiet cul-de-sac, this fully renovated 4-level split on a spacious corner lot blends modern style with everyday comfort. The bright main floor features a brand-new kitchen with sleek appliances and a functional living space perfect for hosting or relaxing. Upstairs offers 3 spacious bedrooms, a 4pc main bath, and a private ensuite. Natural light continues to shine downstairs with an additional bedroom, full bath, and cozy flex space with fireplace. The basement is drywalled perfect for a gym, storage, or your dream space. Enjoy summer in the private, peaceful backyard or stay cool indoors with central A/C. An oversized double garage completes the package! Newer roof, furnace and windows - with easy access to 50th street and the henday - this is a great location in the south close to many schools, parks and local amenities.

Built in 1979

Essential Information

MLS® #	E4447430
Price	\$479,990
Bedrooms	4
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,069
Acres	0.00
Year Built	1979
Type	Single Family
Sub-Type	Detached Single Family
Style	4 Level Split
Status	Active

Community Information

Address	1107 36 Street
Area	Edmonton
Subdivision	Crawford Plains
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6L 2L6

Amenities

Amenities	Air Conditioner, Crawl Space, No Animal Home, No Smoking Home, Vinyl Windows
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, See Remarks

Exterior

Exterior	Wood, Brick, Metal
Exterior Features	Corner Lot, Cul-De-Sac, Fenced, Landscaped
Roof	Asphalt Shingles
Construction	Wood, Brick, Metal
Foundation	Concrete Perimeter

Additional Information

Date Listed July 11th, 2025

Days on Market 1

Zoning Zone 29

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