

\$449,700 - 8316 19 Avenue, Edmonton

MLS® #E4432617

\$449,700

4 Bedroom, 2.00 Bathroom, 1,122 sqft

Single Family on 0.00 Acres

Satoo, Edmonton, AB

First-time buyers and growing families. Welcome home to this immaculate 1122 sq ft bungalow in Satoo. A rare gem indeed! Step inside and you'll notice the attention to detail and Pinterest-style charm. The open-concept main floor features a cozy living room with a picture window overlooking the front yard, and a bright kitchen with white cabinetry and a prep table, perfect for your family meals. There are 3 bedrooms on the main floor and 1 more downstairs, offering space for everyone. The finished basement includes a warm family room, 3-piece bath, a laundry room, tons of storage, and is wired for a theatre room. Recent upgrades include shingles (2020), A/C (2022), hot water tank (2020), triple-pane windows, and a newer furnace. Outside, enjoy a HUGE yard with plenty of space for kids to play, a 28x26 fully finished heated garage, PLUS RV parking. You do not find garages like this in the city! Rear alley access and close to all amenities. A beautifully maintained home in a family neighbourhood.

Built in 1975

Essential Information

MLS® # E4432617

Price \$449,700

Bedrooms 4



| | |
|----------------|------------------------|
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,122 |
| Acres | 0.00 |
| Year Built | 1975 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 8316 19 Avenue |
| Area | Edmonton |
| Subdivision | Satoo |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6K 2E1 |

Amenities

| | |
|-----------|--|
| Amenities | Air Conditioner, Deck, No Smoking Home |
| Parking | Double Garage Detached, Heated, Over Sized |

Interior

| | |
|--------------|--|
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Fenced, Landscaped, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

Date Listed April 24th, 2025

Days on Market 6

Zoning Zone 29

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 30th, 2025 at 4:17pm MDT