

# \$439,900 - 4127 37a Avenue, Edmonton

MLS® #E4456336

**\$439,900**

4 Bedroom, 3.00 Bathroom, 1,263 sqft  
Single Family on 0.00 Acres

Kiniski Gardens, Edmonton, AB

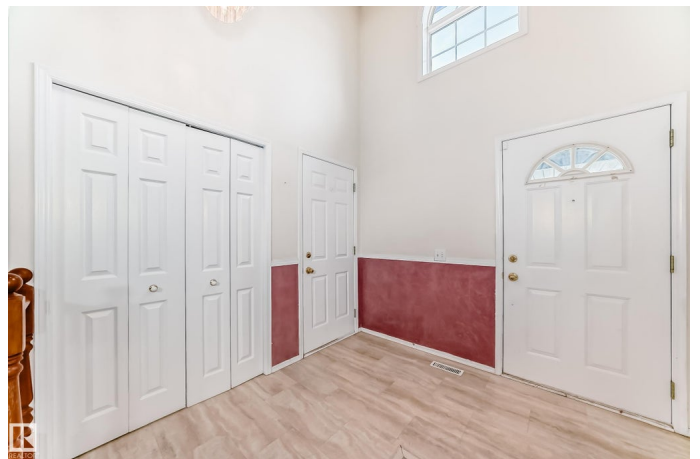
Spacious 4-bedroom, 3-bathroom bi-level with a fully finished basement, offering plenty of potential for the right buyer. Features include vaulted ceilings in the living room, oak country kitchen with access to a raised deck, corner gas fireplace, and jetted soaker tub. property does require TLC and is being sold as-is, where-is. Just steps away from scenic ravine walking trails, this home offers a great location and layout—ready for your vision and finishing touches.

Built in 1997

## Essential Information

MLS® #	E4456336
Price	\$439,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,263
Acres	0.00
Year Built	1997
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

## Community Information



Address	4127 37a Avenue
Area	Edmonton
Subdivision	Kiniski Gardens
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6L 7A1

### **Amenities**

Amenities	Deck, No Animal Home, No Smoking Home
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, 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, Playground Nearby, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	September 4th, 2025
Days on Market	4
Zoning	Zone 29

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Listing information last updated on September 8th, 2025 at 2:02am MDT