

## **\$489,900 - 18119 76 Street, Edmonton**

MLS® #E4429292

**\$489,900**

3 Bedroom, 2.50 Bathroom, 1,672 sqft

Single Family on 0.00 Acres

Crystallina Nera West, Edmonton, AB

This stunning 2-storey home in Crystallina is the ideal starter home ft. 3 bedrooms, 2.5 bathrooms, a double detached garage, complete landscaping, Central- A/C, and a FULL SIZED lot. With over 1670+sqft, this 2017 built home offers an open concept floor plan accentuated by 9' ceilings, premium laminate flooring, and West-East natural light. The chef's kitchen ft. white cabinets, quartz countertops complimented by S/S appliances and an abundance of counter space. The living room is welcoming and overlooks the backyard. Completing this floor is a functional and private den. Upstairs, you'll find a large primary retreat ft. vaulted ceilings, walk-in closet, and a 4pc ensuite w/ his & hers sink and huge standup shower. Additionally, you'll find two spacious junior rooms and a convenient laundry. This original owner has spared no expense by investing in central air conditioning, a water softening system, a reverse osmosis water filter system, and fully finished landscaping w/ fence and deck. Virtually staged.

Built in 2016

### **Essential Information**

MLS® # E4429292

Price \$489,900



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 1,672                  |
| Acres          | 0.00                   |
| Year Built     | 2016                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 18119 76 Street       |
| Area        | Edmonton              |
| Subdivision | Crystallina Nera West |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T5Z 0L9               |

### Amenities

|           |                                      |
|-----------|--------------------------------------|
| Amenities | Air Conditioner, Ceiling 9 ft., Deck |
| Parking   | Double Garage Detached               |

### Interior

|                   |                                                                                                                                                               |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                              |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Water Distiller, Water Softener |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                     |
| Stories           | 2                                                                                                                                                             |
| Has Basement      | Yes                                                                                                                                                           |
| Basement          | Full, Unfinished                                                                                                                                              |

### Exterior

|                   |                                                               |
|-------------------|---------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                            |
| Exterior Features | Back Lane, Fenced, Flat Site, Landscaped, Level Land, Schools |
| Roof              | Asphalt Shingles                                              |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Stone, Vinyl |
| Foundation   | Concrete Perimeter |

**School Information**

|            |                        |
|------------|------------------------|
| Elementary | Lago Lindo School      |
| Middle     | Dickinsfield School    |
| High       | Queen Elizabeth School |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | April 5th, 2025 |
| Days on Market | 11              |
| Zoning         | Zone 28         |

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Listing information last updated on April 15th, 2025 at 11:17pm MDT