

# \$604,900 - 2432 117 Street, Edmonton

MLS® #E4424351

## \$604,900

4 Bedroom, 2.50 Bathroom, 1,860 sqft  
Single Family on 0.00 Acres

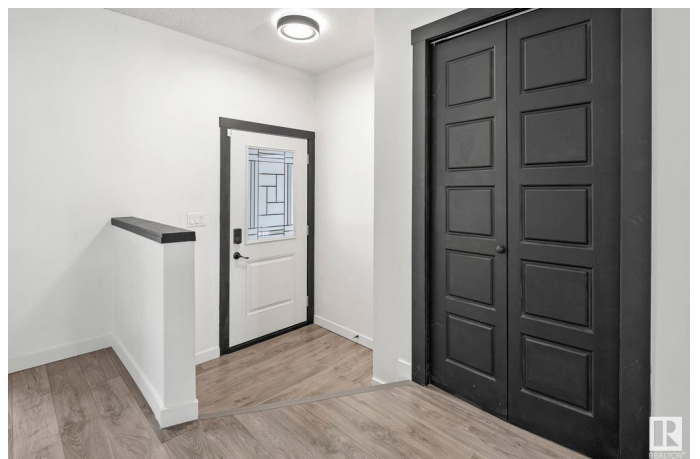
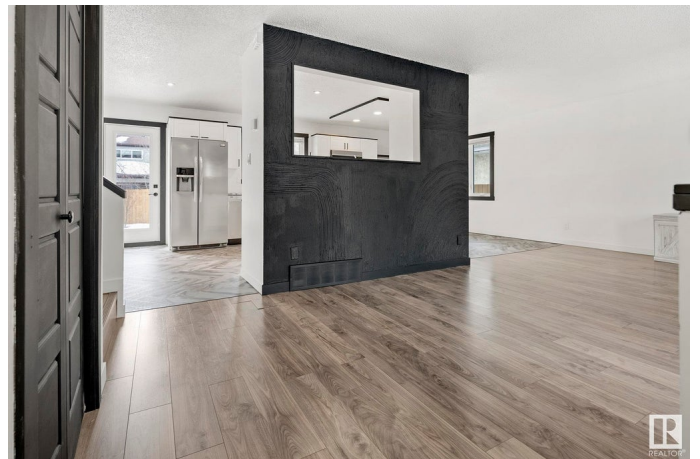
Blue Quill, Edmonton, AB

This beautifully updated home offers a perfect blend of style and function. The upper level features three spacious bedrooms, including a primary suite with a modern en-suite boasting a double vanity, shower, and toilet. On the main floor, you'll find a fourth bedroom, a bright living room with a front yard view, a laundry room, and a cozy family room with a wood & gas-burning fireplace—perfect for enjoying the backyard garden. The custom-designed kitchen is the heart of the home, featuring Hampton Bay satin white cabinetry, a subway tile backsplash, white and grey granite countertops, and stainless steel appliances. Upgrades include newer windows, doors, luxury laminate flooring, plush carpet, light fixtures, fresh paint, baseboards, vanities, toilets, tubs, and more! Located near schools, bus stops, and shopping, this move-in-ready home is a must-see!

Built in 1976

### Essential Information

MLS® #	E4424351
Price	\$604,900
Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1



Square Footage	1,860
Acres	0.00
Year Built	1976
Type	Single Family
Sub-Type	Detached Single Family
Style	4 Level Split
Status	Active

### **Community Information**

Address	2432 117 Street
Area	Edmonton
Subdivision	Blue Quill
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6J 3S3

### **Amenities**

Amenities	See Remarks
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Vacuum Systems, Washer
Heating	Forced Air-1, Natural Gas
Stories	4
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Metal, Stone
Exterior Features	Fenced, Flat Site, Landscaped, No Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Metal, Stone
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed March 6th, 2025

Days on Market 33

Zoning Zone 16

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Listing information last updated on April 8th, 2025 at 10:17am MDT