

## \$449,000 - 15123 31 Street, Edmonton

MLS® #E4430554

**\$449,000**

3 Bedroom, 3.50 Bathroom, 1,551 sqft  
Single Family on 0.00 Acres

Kirkness, Edmonton, AB

Beautifully upgraded home with attached garage and fully finished basement with side entrance. The main floor features an open layout with hardwood floors, granite countertops, gas fireplace, and a bright dining nook overlooking the spacious backyard. Upstairs offers a cozy bonus room, two bedrooms, full bath, and a stylish owner's suite with French doors, walk-in closet, and ensuite. The finished basement adds a third living space and an additional bathroom. This home shows 10/10 with quality upgrades throughout.

Built in 2014

### Essential Information

MLS® #	E4430554
Price	\$449,000
Bedrooms	3
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,551
Acres	0.00
Year Built	2014
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey



Status Active

### Community Information

Address 15123 31 Street  
Area Edmonton  
Subdivision Kirkness  
City Edmonton  
County ALBERTA  
Province AB  
Postal Code T5Y 0S2

### Amenities

Amenities Ceiling 9 ft., Detectors Smoke, Hot Water Natural Gas, No Animal Home, No Smoking Home  
Parking Single Garage Attached

### Interior

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

### Exterior

Exterior Wood, Stone, Vinyl  
Exterior Features Fenced, Playground Nearby, Schools, Shopping Nearby, See Remarks  
Roof Asphalt Shingles  
Construction Wood, Stone, Vinyl  
Foundation Concrete Perimeter

### Additional Information

Date Listed April 11th, 2025  
Days on Market 44  
Zoning Zone 35

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