

\$449,900 - 1109 37 Avenue, Edmonton

MLS® #E4439230

\$449,900

3 Bedroom, 2.50 Bathroom, 1,342 sqft

Single Family on 0.00 Acres

Tamarack, Edmonton, AB

Beautifully Maintained Single-Family Home in Desirable Tamarack Community! Welcome to this freshly painted, neat and clean 3-bedroom, 2.5-bath detached home located on a spacious corner lot in a quiet, family-friendly area of Tamarack. This charming property offers a double detached garage and a thoughtfully designed layout that's perfect for families or first-time buyers. Enjoy the extra privacy and natural light that come with a corner lot, as well as the convenience of being close to parks, schools, and amenities. Move-in ready and full of potential – don't miss your chance to call this home!

Built in 2011

Essential Information

MLS® #	E4439230
Price	\$449,900
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,342
Acres	0.00
Year Built	2011
Type	Single Family



Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	1109 37 Avenue
Area	Edmonton
Subdivision	Tamarack
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 0E8

Amenities

Amenities	Carbon Monoxide Detectors, Deck, Detectors Smoke, Parking-Extra
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Commercial, Corner Lot, Cul-De-Sac, Playground Nearby, Public Swimming Pool, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 29th, 2025
Days on Market	67
Zoning	Zone 30

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 August 4th, 2025 at 9:47am MDT