

## \$399,900 - 4424 32a Avenue, Edmonton

MLS® #E4452506

**\$399,900**

4 Bedroom, 2.00 Bathroom, 961 sqft

Single Family on 0.00 Acres

Weinlos, Edmonton, AB

Discover this charming four-level split in the vibrant community of Millwoods! Featuring 4 bedrooms, 2 bathrooms, and a single attached garage, this home offers a smart and versatile layout. The main floor boasts a bright living room with impressive vaulted ceilings, creating a spacious and airy feel, while the kitchen overlooks the fully fenced backyard. Lower levels provide additional bedrooms, a cozy family room, and plenty of storage. Perfectly located near parks, schools, shopping, and transit, this property also comes with a reliable tenant in place – a great opportunity for investors or future homeowners alike.

Built in 1987

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | E4452506               |
| Price          | \$399,900              |
| Bedrooms       | 4                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 961                    |
| Acres          | 0.00                   |
| Year Built     | 1987                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 4 Level Split          |



Status Active

Community Information

Address 4424 32a Avenue  
Area Edmonton  
Subdivision Weinlos  
City Edmonton  
County ALBERTA  
Province AB  
Postal Code T6L 4W8

Amenities

Amenities See Remarks  
Parking Spaces 2  
Parking Single Garage Attached

Interior

Appliances Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer  
Heating Forced Air-1, Natural Gas  
Stories 4  
Has Basement Yes  
Basement Full, Finished

Exterior

Exterior Wood, Vinyl  
Exterior Features Fenced, Flat Site, Public Transportation, Schools, Shopping Nearby  
Roof Asphalt Shingles  
Construction Wood, Vinyl  
Foundation Concrete Perimeter

Additional Information

Date Listed August 12th, 2025  
Days on Market 4  
Zoning Zone 29

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