Courtesy Of Gaurav Kanwar Of RE/MAX Excellence

$409,000 - 1914 37 Ave, Edmonton

MLS® #E4460857

$409,000
3 Bedroom, 3.50 Bathroom, 1,327 sqft
Single Family on 0.00 Acres

Wild Rose, Edmonton, AB

Immaculately Maintained 2-Storey in Desirable Wild Rose! Tucked away on a quiet crescent, this spacious home offers a perfect blend of comfort and convenience. The main floor features fresh paint, a bright living room with cozy gas fireplace, functional kitchen, and a convenient half bath. Upstairs, you'll find 3 generously sized bedrooms including a primary with ensuite, plus an additional full bathroom. The fully finished basement adds even more living spaceâ€”complete with a full bathroom and rec area perfect for a media room or family gatherings. This home is loaded with major upgrades: high-efficiency furnace and hot water tank (2021), rubber shingles (2020), central AC (2021), central humidifier, washer/dryer (Maytag, 2021), GE fridge (2021), bathroom flooring and basement bath (2023), attic insulation upgrade (2024), and a newly installed Apco-X Central Air Purifier (2025) with lifetime warranty! Location canâ€™t be beatâ€”walking distance to The Meadows Shopping Centre, public transportation, and school

Built in 2002

Essential Information

MLS® #	E4460857
Price	$409,000

Bedrooms	3
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,327
Acres	0.00
Year Built	2002
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	1914 37 Ave
Area	Edmonton
Subdivision	Wild Rose
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 1S7

Amenities

Amenities	Air Conditioner, Deck
Parking	Front/Rear Drive Access, Parking Pad Cement/Paved

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Oven-Microwave, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Wall Mount
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Schools, Shopping Nearby, See Remarks

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 4th, 2025
Days on Market	44
Zoning	Zone 30

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