

\$489,900 - 1408 25 Avenue, Edmonton

MLS® #E4429962

\$489,900

3 Bedroom, 3.50 Bathroom, 1,602 sqft

Single Family on 0.00 Acres

Tamarack, Edmonton, AB

Discover comfort and functionality in this well-crafted half duplex located in Tamarack. Offering 3 bedrooms, 3.5 bathrooms, and a fully finished basement with a rec room, wet bar, and full bath—this home is designed for modern living. The open-concept main floor features an upgraded kitchen with granite counters, undermount sink, backsplash, and stainless steel appliances. Upstairs includes a spacious bonus room, a primary suite with 4-piece ensuite, two additional bedrooms, and a full bath. The basement adds extra flexibility for guests or entertainment. Enjoy a double attached garage that fits a pickup, a wide driveway, and a massive backyard with an oversized deck. Prime location close to Meadows Rec Centre, FreshCo, schools, and more. A fantastic opportunity!

Built in 2017

Essential Information

MLS® #	E4429962
Price	\$489,900
Bedrooms	3
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,602
Acres	0.00



Year Built	2017
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	1408 25 Avenue
Area	Edmonton
Subdivision	Tamarack
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 2E2

Amenities

Amenities	Deck
Parking	Double Garage Attached

Interior

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

Exterior

Exterior	Wood, Vinyl
Exterior Features	Landscaped
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

School Information

Elementary	Jackson Heights School
Middle	Thelma Chalifoux School
High	Elder DR. Francis Whiskeyj

Additional Information

Date Listed April 9th, 2025
Days on Market 30
Zoning Zone 30

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