

## \$745,997 - 3108 27 Avenue, Edmonton

MLS® #E4428557

**\$745,997**

7 Bedroom, 4.00 Bathroom, 2,687 sqft

Single Family on 0.00 Acres

Silver Berry, Edmonton, AB

Located in the desirable Silverberry community, this spacious home offers 7 bedrooms and 4 bathrooms, making it ideal for large families or those seeking rental potential. The main floor features a bright and open layout with two Living areas a modern kitchen, dining area, and a bedroom perfect for office space. The upper floor includes a cozy loft area, 3 well-sized bedrooms with a large 4-piece ensuite and 2 walk-in closets in the primary bedroom. The FULLY FINISHED BASEMENT includes a Separate Entrance, 3 bed- 1 bath suite complete with its own kitchen and laundry, perfect for extended family. Additional features include a backyard, double attached garage, and a prime location close to parks, schools, shopping, and public transit. This home offers both comfort and flexibility for a variety of living arrangements. Don't miss out!

Built in 2010

### Essential Information

MLS® #	E4428557
Price	\$745,997
Bedrooms	7
Bathrooms	4.00
Full Baths	4
Square Footage	2,687



Acres	0.00
Year Built	2010
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	3108 27 Avenue
Area	Edmonton
Subdivision	Silver Berry
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 1R2

### **Amenities**

Amenities	Carbon Monoxide Detectors, Deck, Hot Water Natural Gas
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Fan-Ceiling, Freezer, Garage Opener, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Backs Onto Park/Trees, Fenced, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	April 2nd, 2025
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Days on Market 26

Zoning Zone 30

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