

# \$549,795 - 2722 104a Street, Edmonton

MLS® #A2189493

## \$549,795

3 Bedroom, 3.00 Bathroom, 1,554 sqft  
Residential on 0.15 Acres

Ermineskin, Edmonton, Alberta

Fantastic opportunity To purchase this 1550 square-foot bungalow available in Ermineskin. Not only is this home located on a quiet street but it is beautifully designed with a front patio and double attached garage with extra parking for additional vehicles on the garage pad. The large beautiful backyard has a fully enclosed three season deck/sunroom. There is a brick faced nonfunctional fireplace in the main floor family room as well as another one in the basement family room. Recent improvements to the home include but are not limited to: New furnace in 2019, Radon Remediation done in 2021, Shingles done in 2023, Furnace/duct cleaning Dec.2023, two windows in living room and one kitchen window replaced in Feb.2024, Eavestroughs redone Oct. 2024 making this home ready for you to move in and enjoy.

Built in 1977

### Essential Information

MLS® #	A2189493
Price	\$549,795
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,554
Acres	0.15
Year Built	1977



Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	2722 104a Street
Subdivision	Ermineskin
City	Edmonton
County	Edmonton
Province	Alberta
Postal Code	T6J4C3

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached, Garage Faces Front
# of Garages	2

### **Interior**

Interior Features	See Remarks
Appliances	Dishwasher, Dryer, Refrigerator, Washer, Oven
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	None, See Remarks
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Other
Lot Description	Back Yard, Front Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Brick, Stucco, Wood Frame, Wood Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	January 22nd, 2025
Days on Market	81

**Listing Details**

Listing Office            Professional Realty Group

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