

## \$499,999 - 2722 104a Street, Edmonton

MLS® #E4433907

**\$499,999**

3 Bedroom, 2.50 Bathroom, 1,554 sqft

Single Family on 0.00 Acres

Ermineskin, Edmonton, AB

Fantastic Opportunity in Ermineskin! This spacious 1,550 sq. ft. bungalow is located on a quiet street and offers a thoughtfully designed layout. The home features a charming front patio, a double attached garage, with additional parking for extra vehicles on the garage pad. Enjoy the large backyard, complete with a fully enclosed three-season deck/sunroom—perfect for relaxing. Inside, the main floor family room includes a brick-faced (non-functional) fireplace, with a second matching fireplace in the basement family room. Recent upgrades include: Newer furnace (2019), Radon remediation (2021), New shingles (2023), Furnace and duct cleaning (Dec. 2023), Two new living room windows and one kitchen window (Feb. 2024), New eavestroughs (Oct. 2024), making this home ready for you to move in and enjoy.

Built in 1977

### Essential Information

MLS® #	E4433907
Price	\$499,999
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,554



Acres	0.00
Year Built	1977
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	2722 104a Street
Area	Edmonton
Subdivision	Ermineskin
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6J 4C3

### Amenities

Amenities	See Remarks
Parking Spaces	4
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Brick, Stucco
Exterior Features	Fenced, Landscaped, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Stucco
Foundation	Concrete Perimeter

### Additional Information

Date Listed	May 1st, 2025
Days on Market	47

## Zoning

## Zone 16

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on June 17th, 2025 at 12:02pm MDT