

## \$347,900 - 3512 114 Avenue, Edmonton

MLS® #E4454038

**\$347,900**

3 Bedroom, 1.00 Bathroom, 1,024 sqft

Single Family on 0.00 Acres

Beverly Heights, Edmonton, AB

Beautiful turnkey Air conditioned 1000+ sq/ft three bedroom bungalow with separate entrance located in the tree line street of the neighborhood of Beverly Heights. Completely renovated from top to bottom. New kitchen, bathroom, windows, vinyl plank flooring, paint, mechanical, air conditioner, shingles etc. All situated on a meticulous 54 x 120 foot lot. Two apple trees, 2 storage sheds, RV parking, huge unspoiled basement for your future legal basement suite. Walk to Rundle Park 9 hole golf course, the beautiful scenic river valley minutes to endless biking & walking trails and ski hill in the winter!! Quick access to schools, playgrounds, shopping, public transit, with easy access to Yellowhead Trail and Anthony Henday ring road. Must be seen! Bring offers!

Built in 1968

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4454038  |
| Price          | \$347,900 |
| Bedrooms       | 3         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 1,024     |
| Acres          | 0.00      |
| Year Built     | 1968      |



|          |                        |
|----------|------------------------|
| Type     | Single Family          |
| Sub-Type | Detached Single Family |
| Style    | Bungalow               |
| Status   | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 3512 114 Avenue |
| Area        | Edmonton        |
| Subdivision | Beverly Heights |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5W 0S3         |

### Amenities

|           |                                                                                                                                          |
|-----------|------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Off Street Parking, On Street Parking, Air Conditioner, Front Porch, Hot Water Natural Gas, No Smoking Home, R.V. Storage, Vinyl Windows |
| Parking   | Front Drive Access, Front/Rear Drive Access, Parking Pad Cement/Paved, RV Parking                                                        |

### Interior

|              |                                                                                                                 |
|--------------|-----------------------------------------------------------------------------------------------------------------|
| Appliances   | Air Conditioning-Central, Dryer, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas                                                                                       |
| Stories      | 1                                                                                                               |
| Has Basement | Yes                                                                                                             |
| Basement     | Full, Unfinished                                                                                                |

### Exterior

|                   |                                                                                                                         |
|-------------------|-------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                             |
| Exterior Features | Back Lane, Fenced, Flat Site, Golf Nearby, Landscaped, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby |
| Roof              | Asphalt Shingles                                                                                                        |
| Construction      | Wood, Vinyl                                                                                                             |
| Foundation        | Slab                                                                                                                    |

### School Information

|            |                     |
|------------|---------------------|
| Elementary | St. Jerome School   |
| Middle     | St. Nicholas School |
| High       | Eastglen School     |

**Additional Information**

Date Listed            August 21st, 2025  
Days on Market      28  
Zoning                Zone 23

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