

## \$599,888 - 9332 183 Avenue, Edmonton

MLS® #E4463628

**\$599,888**

3 Bedroom, 2.50 Bathroom, 2,056 sqft

Single Family on 0.00 Acres

Klarvatten, Edmonton, AB

Welcome to the community of Klarvatten, located in North Edmonton. This stunning open-to-below walkout home offers 2,056 Sq.Ft. of beautifully designed living space with an open-concept main floor. Featuring LVP flooring, a gourmet kitchen with quartz countertops throughout, upgraded cabinetry, walk-in pantry and equipped with 5 piece stainless steel appliances perfect for the modern home chef. The impressive 2-storey Great Room with soaring ceilings invites you to unwind by the cozy fireplace or step onto the deck with a gas line ready for your BBQ. Upstairs, you'll find a convenient walk-in laundry room, a spacious bonus room, and three generous bedrooms, including the primary suite with a walk-in closet and spa-inspired ensuite featuring a soaker tub and separate shower. The walkout basement with side entrance offers endless potential for future development. Conveniently located near schools, parks, shopping, and quick access to Anthony Henday Drive. A must-see home for families and entertainers alike!

Built in 2022

### Essential Information

MLS® # E4463628

Price \$599,888



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.50                   |
| Full Baths     | 2                      |
| Half Baths     | 1                      |
| Square Footage | 2,056                  |
| Acres          | 0.00                   |
| Year Built     | 2022                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 9332 183 Avenue |
| Area        | Edmonton        |
| Subdivision | Klarvatten      |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5Z 0V1         |

### Amenities

|           |                                                                                                                                                                    |
|-----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Ceiling 9 ft., Deck, Detectors Smoke, No Animal Home, No Smoking Home, Vinyl Windows, Walkout Basement, HRV System, Natural Gas BBQ Hookup, 9 ft. Basement Ceiling |
| Parking   | Double Garage Attached                                                                                                                                             |

### Interior

|                   |                                                                                                              |
|-------------------|--------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                             |
| Appliances        | Dishwasher-Built-In, Dryer, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                    |
| Fireplace         | Yes                                                                                                          |
| Fireplaces        | Wall Mount                                                                                                   |
| Stories           | 2                                                                                                            |
| Has Basement      | Yes                                                                                                          |
| Basement          | Full, Unfinished                                                                                             |

### Exterior

|                   |                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------|
| Exterior          | Wood, Stone, Vinyl                                                                           |
| Exterior Features | Landscaped, No Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                             |
| Construction      | Wood, Stone, Vinyl                                                                           |
| Foundation        | Concrete Perimeter                                                                           |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 27th, 2025 |
| Days on Market | 1                  |
| Zoning         | Zone 28            |

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Listing information last updated on October 28th, 2025 at 11:17am MDT