

## \$469,000 - 2931 151a Avenue, Edmonton

MLS® #E4456387

**\$469,000**

5 Bedroom, 3.00 Bathroom, 1,281 sqft

Single Family on 0.00 Acres

Kirkness, Edmonton, AB

**LOCATION, LOCATION, LOCATION!!!** This stunning 5-bedroom, 3-bathroom home with a double car garage has been fully transformed with over \$90,000 in renovations, offering the perfect blend of style and comfort. The AIRBNB potential home also features a fully finished basement with a second kitchen and two additional bedrooms perfect for extended family, guests. Enjoy a brand-new modern kitchen with waterfall countertops, glass railing, all new appliances, two beautifully upgraded bathrooms, new lighting, and sleek new blinds. Major updates include a new roof, furnace, hot water tank, air conditioning, and fresh paint throughout, plus a water softener and rental water filter that stays. Ideally situated near Fraser School, Bannerman School, John D. Bracco School, Kirkness School, Gurudwara Nanaksar Sahib, Manning Town Centre, shopping, parks, and playgrounds, this home truly offers it all.

Built in 2002

### Essential Information

MLS® #	E4456387
Price	\$469,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3



Square Footage	1,281
Acres	0.00
Year Built	2002
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### Community Information

Address	2931 151a Avenue
Area	Edmonton
Subdivision	Kirkness
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Y 2Y5

### Amenities

Amenities	Air Conditioner, No Animal Home, No Smoking Home, See Remarks
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Stove-Gas, Washer, Water Softener, See Remarks, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed September 5th, 2025

Days on Market 2

Zoning Zone 35

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