# \$409,900 - 3520 71 Street, Edmonton

MLS® #E4439401

## \$409,900

4 Bedroom, 2.00 Bathroom, 1,114 sqft Single Family on 0.00 Acres

Lee Ridge, Edmonton, AB

Welcome to Lee Ridge, offering a great location to schools, shopping, transit and more. The welcoming front exposure leads to a bright and warm interior with tons of opportunity to make it your own. 3 bedrooms upstairs and the potential for more in the basement offers the chance for a 5 bedroom home if wanted. The front and back yard are spacious and boast a nicely oversized double car garage.



#### **Essential Information**

MLS® # E4439401 Price \$409,900

Bedrooms 4

Bathrooms 2.00

Full Baths 2

Square Footage 1,114

Acres 0.00

Year Built 1974

Type Single Family

Sub-Type Detached Single Family

Style Raised Bungalow

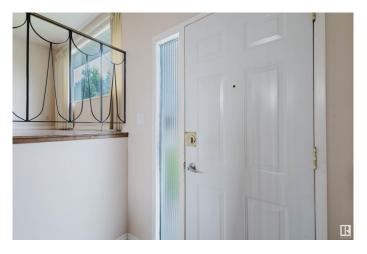
Status Active

## **Community Information**

Address 3520 71 Street







Area Edmonton
Subdivision Lee Ridge
City Edmonton
County ALBERTA

Province AB

Postal Code T6K 0M7

#### **Amenities**

Amenities See Remarks

Parking Double Garage Detached, Over Sized

### Interior

Appliances Garage Opener, Window Coverings

Heating Forced Air-1, Natural Gas

Stories 1

Has Basement Yes

Basement Full, Partially Finished

#### **Exterior**

Exterior Wood, Vinyl
Exterior Features See Remarks

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

## **Additional Information**

Date Listed May 30th, 2025

Days on Market 10

Zoning Zone 29

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Listing information last updated on June 9th, 2025 at 7:02am MDT