

## \$399,000 - 7291 152b Avenue, Edmonton

MLS® #E4447451

**\$399,000**

3 Bedroom, 2.00 Bathroom, 1,018 sqft

Single Family on 0.00 Acres

Kilkenny, Edmonton, AB

Located on a quiet, mature street in Kilkenny, this move-in ready home offers comfort, updates, and space for the whole family. The main floor features a bright front living room, galley-style kitchen with ample counter space, and an open dining area. Upstairs has 3 bedrooms and an updated 4pc bath with jacuzzi tub. The lower level includes a spacious family room with new carpet and lots of natural light. The 4th level has a flex space currently used as a 4th bedroom, a 2nd 4pc bath, and laundry/utility area with a new washer/dryer and hot water tank. Enjoy A/C, updated vinyl windows, 5-year-old shingles, a private fenced yard with stone patio, composite side deck, and a 220 amp subpanel in the oversized 20x24 insulated garage. Bonus: RV parking and paved alley access.

Built in 1982

### Essential Information

MLS® #	E4447451
Price	\$399,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,018
Acres	0.00
Year Built	1982



Type	Single Family
Sub-Type	Detached Single Family
Style	4 Level Split
Status	Active

### Community Information

Address	7291 152b Avenue
Area	Edmonton
Subdivision	Kilkenny
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5C 3P9

### Amenities

Amenities	Air Conditioner
Parking	Double Garage Detached

### Interior

Appliances	Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Refrigerator, Stove-Countertop Electric, Vacuum Systems, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	4
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Cul-De-Sac, Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	July 12th, 2025
Days on Market	9
Zoning	Zone 02

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