

Courtesy Of Alyssa Kasko Of Century 21 Masters

## \$449,900 - 17908 84 Street, Edmonton

MLS® #E4423978

### \$449,900

3 Bedroom, 3.50 Bathroom, 1,634 sqft  
Single Family on 0.00 Acres

Klarvatten, Edmonton, AB

Welcome to the beautiful community of Klarvatten! This 1,634 sqft home is the perfect property for a first time home buyer or those with a growing family. As you enter, you are greeted by a large den/office space and a spacious entryway. The kitchen features a large island and eating bar, which flows into your open concept dining and living area that is perfect for entertaining. Upstairs you will find a large primary bedroom with a large walk in closet, a window bench with storage and 4 pc ensuite. Two spacious bedrooms and a 4 pc bath make up the upper level. Head downstairs to your FULLY FINISHED basement with two additional rooms and a full 4 pc bathroom. Enjoy your large deck, gazebo and LOW MAINTENANCE landscaping outside, as well as a double insulated and HEATED detached garage. Additional features of this property are a beautiful front porch, close proximity to the Poplar Lake and walking trails, quick access to the Anthony Henday and public transit nearby.

Built in 2007

### Essential Information

MLS® #	E4423978
Price	\$449,900
Bedrooms	3



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,634
Acres	0.00
Year Built	2007
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	17908 84 Street
Area	Edmonton
Subdivision	Klarvatten
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Z 0C2

### **Amenities**

Amenities	Deck, Gazebo, See Remarks
Parking	Double Garage Detached, Heated, Insulated

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings, See Remarks
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Mantel
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Low Maintenance Landscape, Schools, Shopping

	Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	March 5th, 2025
Days on Market	32
Zoning	Zone 28

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