

## \$379,000 - 3763 21 Street, Edmonton

MLS® #E4426676

**\$379,000**

3 Bedroom, 1.50 Bathroom, 1,179 sqft  
Single Family on 0.00 Acres

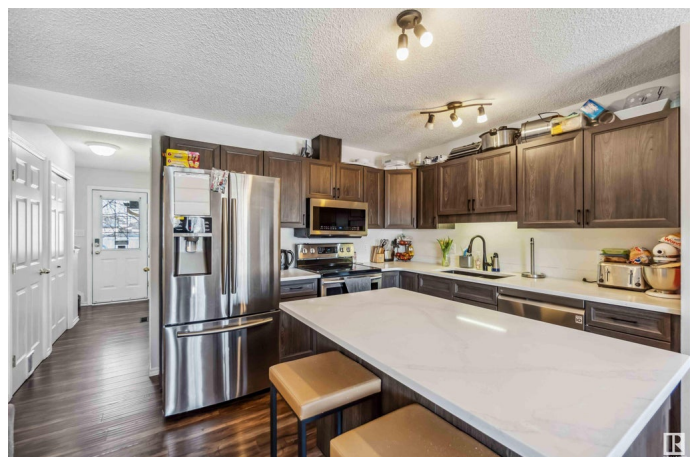
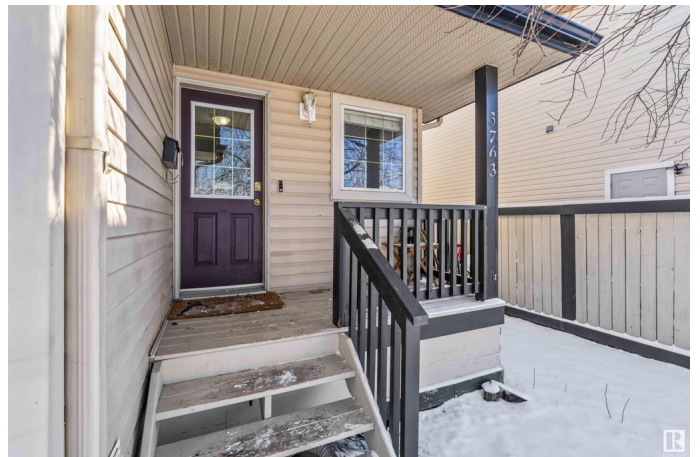
Wild Rose, Edmonton, AB

Welcome to this beautifully updated duplex located in the desirable neighbourhood of Wild Rose. With 3 spacious bedrooms and 2 bathrooms, this home offers modern living with stylish finishes. The kitchen features updated cabinetry, stainless steel appliances and quartz countertops, perfect for cooking and entertaining. Enjoy the new laminate flooring throughout the main areas and the comfort of new carpet on the stairs. The commercial-grade hot water tank ensures efficiency for your household needs. Finished basement with LED lighting. This property is conveniently located within walking distance to grocery stores and shopping, as well as being near a recreation center and scenic walking trails. Don't miss your chance to make this incredible duplex your new home!

Built in 2001

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4426676  |
| Price          | \$379,000 |
| Bedrooms       | 3         |
| Bathrooms      | 1.50      |
| Full Baths     | 1         |
| Half Baths     | 1         |
| Square Footage | 1,179     |
| Acres          | 0.00      |



|            |               |
|------------|---------------|
| Year Built | 2001          |
| Type       | Single Family |
| Sub-Type   | Half Duplex   |
| Style      | 2 Storey      |
| Status     | Active        |

### **Community Information**

|             |                |
|-------------|----------------|
| Address     | 3763 21 Street |
| Area        | Edmonton       |
| Subdivision | Wild Rose      |
| City        | Edmonton       |
| County      | ALBERTA        |
| Province    | AB             |
| Postal Code | T6T 1R7        |

### **Amenities**

|           |                                      |
|-----------|--------------------------------------|
| Amenities | Closet Organizers, Deck, Front Porch |
| Parking   | Single Garage Attached               |

### **Interior**

|              |   |
|--------------|---|
| Appliances   | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Countertop Electric, Washer, Curtains and Blinds |
| Heating      | Forced Air-1, Natural Gas   |
| Stories      | 3   |
| Has Basement | Yes   |
| Basement     | Full, Finished  |

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior          | Wood, Vinyl   |
| Exterior Features | Back Lane, Fenced, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Vinyl   |
| Foundation        | Concrete Perimeter  |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 20th, 2025 |
| Days on Market | 16               |
| Zoning         | Zone 30          |

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Listing information last updated on April 5th, 2025 at 5:02am MDT