

## **\$749,000 - 1804 114 Street, Edmonton**

MLS® #E4445052

**\$749,000**

4 Bedroom, 2.50 Bathroom, 1,813 sqft

Single Family on 0.00 Acres

Skyrattler, Edmonton, AB

WOW!! FANTASIC location with PANARAMIC view. looking over the BLACKMUD ravine and PARK RESERVE. This WELL-KEPT 2 storey home located in a QUIET CUL-DE-SAC in the neighbourhood of SKYRATTLER !! Open FOYER and VAUTLED ceilings in LIVING room. OAK kitchen with QUARTZ counter top, looking over the NOOK and FAMILY room. UPPER floor offering a LOFT, nice sized MASTER room with 3 piece en-suite. 2 MORE good sized bedrooms and a 4 piece full bath also located on the upper floor as well. Basement party finished with 4th bedroom, Rec room and huge storage. MANY up-grades from the past-- newer SHINGLES, newer PVC windows (DOUBLE & TRIPLE pane). OAK hardwood and TILE throughout the above grades area. BRAND NEW HE FRIDGE and newer PATIO door. WALKING distance to RAVINE, PARKS, WALKING TRAIL, PUBLIC TRANSIT. Close to HIGH RANKING schools, YMCA, SHOPPING, LRT station. Easy access to SOUTH COMMON, AIRPORT, ANTHONY HENDAY & WHITEWAY freeway.

Built in 1979

### **Essential Information**

MLS® # E4445052

Price \$749,000



Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,813
Acres	0.00
Year Built	1979
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	1804 114 Street
Area	Edmonton
Subdivision	Skyrattler
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6J 4V1

### Amenities

Amenities	Deck, Detectors Smoke, No Smoking Home, Vaulted Ceiling, Vinyl Windows
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Freezer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Storage Shed, Stove-Countertop Electric, Vacuum Systems, Washer, Water Softener, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Metal
Exterior Features	Backs Onto Park/Trees, Cul-De-Sac, Fenced, Landscaped, No Back

Lane, Park/Reserve, Paved Lane, Public Transportation, Ravine View, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Metal
Foundation	Concrete Perimeter

### Additional Information

Date Listed	June 29th, 2025
Days on Market	2
Zoning	Zone 16

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Listing information last updated on July 1st, 2025 at 2:47am MDT