

## \$448,800 - 4327 114a Street, Edmonton

MLS® #E4464272

**\$448,800**

3 Bedroom, 2.50 Bathroom, 1,212 sqft

Single Family on 0.00 Acres

Royal Gardens (Edmonton), Edmonton, AB

ROYAL GARDENS - Welcome to this 1200 sqft plus, 4 bedrooms and 3 baths bungalow home located in community built on family values. Nestled on quiet street this home offers quality loaded with massive future potential. Main floor features spacious floor plan with living area, dining space and a large kitchen, 3 well appointed bedrooms, 4pc bath and 2pc ensuite from Master bedroom. Additional space in the Bsmt offers 4th bedroom, family room, 3pc bath and a second kitchen ideal for extended family. Newer siding, furnace 2020, HWT 2023. Large private backyard it's perfect for entertaining guests and family. Walking distance to all schools including Harry Ainlay High School, LRT, YMCA, REC Centre, Snow Valley and shopping. Very quick commute to Anthony Henday and WF makes this a perfect place for growing family or a great opportunity for investment !!! Quick possession available !

Built in 1966

### Essential Information

|            |           |
|------------|-----------|
| MLS® #     | E4464272  |
| Price      | \$448,800 |
| Bedrooms   | 3         |
| Bathrooms  | 2.50      |
| Full Baths | 2         |



|                |                        |
|----------------|------------------------|
| Half Baths     | 1                      |
| Square Footage | 1,212                  |
| Acres          | 0.00                   |
| Year Built     | 1966                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 4327 114a Street         |
| Area        | Edmonton                 |
| Subdivision | Royal Gardens (Edmonton) |
| City        | Edmonton                 |
| County      | ALBERTA                  |
| Province    | AB                       |
| Postal Code | T6J 1N6                  |

### Amenities

|                |                                                 |
|----------------|-------------------------------------------------|
| Amenities      | Detectors Smoke, No Smoking Home, Vinyl Windows |
| Parking Spaces | 4                                               |
| Parking        | Double Garage Detached                          |

### Interior

|                   |                                                                                                                          |
|-------------------|--------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                         |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Storage Shed, Washer, Refrigerators-Two, Stoves-Two |
| Heating           | Forced Air-1, Natural Gas                                                                                                |
| Stories           | 2                                                                                                                        |
| Has Basement      | Yes                                                                                                                      |
| Basement          | Full, See Remarks                                                                                                        |

### Exterior

|                   |                                                                                                 |
|-------------------|-------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Brick, Stucco, Vinyl                                                                      |
| Exterior Features | Back Lane, Fenced, Landscaped, Public Transportation, Schools, Shopping Nearby, Ski Hill Nearby |
| Roof              | Asphalt Shingles                                                                                |
| Construction      | Wood, Brick, Stucco, Vinyl                                                                      |
| Foundation        | Concrete Perimeter                                                                              |

**Additional Information**

Date Listed           October 31st, 2025  
Days on Market     18  
Zoning                Zone 16

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