

Courtesy Of Kira Harrington Of Rimrock Real Estate

## \$425,000 - 19011 73 Avenue, Edmonton

MLS® #E4463375

**\$425,000**

3 Bedroom, 3.00 Bathroom, 1,258 sqft

Single Family on 0.00 Acres

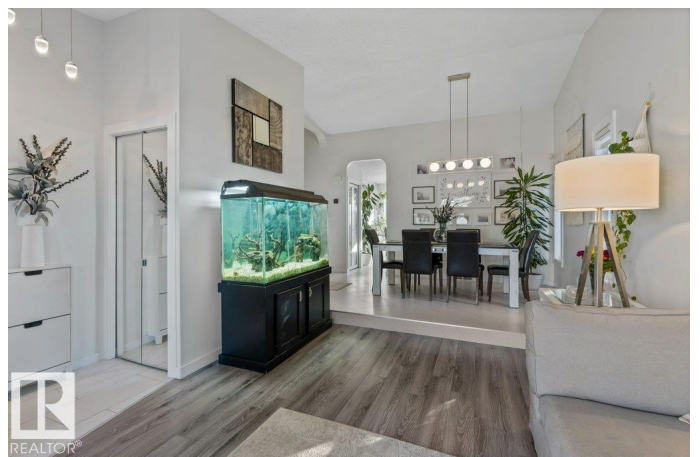
Lymburn, Edmonton, AB

INCREDIBLE VALUE! This CHARMING 4 level split is LOADED WITH UPGRADES offering over 2000sqft of living space on a quiet street in Lymburn. Main floor features NEWER FLOORING throughout. TONS of NATURAL LIGHT streams into the living and dining room. SUNNY KITCHEN w/ island, updated appliances dishwasher (2025) & stove (2024). Upstairs has 3 bedrooms (one being used as a workshop.) Primary suite w/ large walk in closet & FULL ENSUITE! Lower level has 4th bedroom/office & COZY family room w/ wood burning fireplace & newly renovated 3rd full bathroom. Basement is loaded w/ space & large capacity washer/dryer. Double garage drywalled & insulated. GARDENERâ€™S DREAM BACKYARD w/ fruit trees, shed, mature trees & fire pit patio. WINDOWS done in 2018! All of this located just mins to schools, transit, shopping, Whitemud & Henday. THIS IS A MUST SEE!

Built in 1984

### Essential Information

|           |           |
|-----------|-----------|
| MLS® #    | E4463375  |
| Price     | \$425,000 |
| Bedrooms  | 3         |
| Bathrooms | 3.00      |



|                |                        |
|----------------|------------------------|
| Full Baths     | 3                      |
| Square Footage | 1,258                  |
| Acres          | 0.00                   |
| Year Built     | 1984                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 4 Level Split          |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 19011 73 Avenue |
| Area        | Edmonton        |
| Subdivision | Lymburn         |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5T 5G9         |

### Amenities

|                |                                                           |
|----------------|-----------------------------------------------------------|
| Amenities      | On Street Parking, Fire Pit, No Smoking Home, See Remarks |
| Parking Spaces | 4                                                         |
| Parking        | Double Garage Attached                                    |

### Interior

|                   |                                                                                               |
|-------------------|-----------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                              |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Opener, Refrigerator, Storage Shed, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas                                                                     |
| Fireplace         | Yes                                                                                           |
| Fireplaces        | Mantel                                                                                        |
| Stories           | 4                                                                                             |
| Has Basement      | Yes                                                                                           |
| Basement          | Full, Partially Finished                                                                      |

### Exterior

|                   |                                                                                                                       |
|-------------------|-----------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                           |
| Exterior Features | Fenced, Flat Site, Fruit Trees/Shrubs, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                      |

|              |                    |
|--------------|--------------------|
| Construction | Wood, Vinyl        |
| Foundation   | Concrete Perimeter |

**School Information**

|            |              |
|------------|--------------|
| Elementary | Lymburn      |
| Middle     | Parkview     |
| High       | Jasper Place |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 24th, 2025 |
| Days on Market | 1                  |
| Zoning         | Zone 20            |

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Listing information last updated on October 25th, 2025 at 5:32am MDT