

\$535,000 - 8736 178 Avenue, Edmonton

MLS® #E4445856

\$535,000

4 Bedroom, 3.50 Bathroom, 1,887 sqft

Single Family on 0.00 Acres

Klarvatten, Edmonton, AB

Nestled at the end of a tranquil cul-de-sac, this splendid two-storey house, is complete with a double attached garage, has over 1800sq.ft of living space, plus a fully developed basement. The open concept main floor, with vast windows flooding the area with natural light, creating a bright and welcoming atmosphere. At the heart of the home, the kitchen with a central island featuring an eating bar and a walk-in pantry that provides ample storage. Convenient main floor laundry facilities, located just in from the garage, alongside a half bath. Ascend to the upper level where a spacious bonus room awaits, perfect for family time. Retreat to the expansive primary bedroom, complete with a private 4-piece ensuite. Two additional bedrooms and a full bath complete the upper floor. A finished basement boasts an additional full bathroom, a bedroom, and a large recreational room. Outside the massive pie-shaped lot offers countless options. Easy access to amenities, schools, parks, public transportation, and more!

Built in 2007

Essential Information

MLS® # E4445856

Price \$535,000



| | |
|----------------|------------------------|
| Bedrooms | 4 |
| Bathrooms | 3.50 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,887 |
| Acres | 0.00 |
| Year Built | 2007 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------|
| Address | 8736 178 Avenue |
| Area | Edmonton |
| Subdivision | Klarvatten |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5Z 0B8 |

Amenities

| | |
|-----------|--|
| Amenities | Deck, Fire Pit, Vacuum System-Roughed-In |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Cul-De-Sac, Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |

Construction Wood, Vinyl
Foundation Concrete Perimeter

Additional Information

Date Listed July 4th, 2025
Days on Market 51
Zoning Zone 28



DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)
Listing information last updated on August 24th, 2025 at 6:17am MDT