

\$698,800 - 312 Burton Rd Nw, Edmonton

MLS® #E4463045

\$698,800

3 Bedroom, 3.00 Bathroom, 1,898 sqft
Single Family on 0.19 Acres

Bulyea Heights, Edmonton, Alberta

This amazing A/C bungalow has been lovingly maintained by the same owner for 24 years. Large corner lot in a keyhole crescent backing onto a treed walkway creating a private setting, just steps from a big park, Whitemud Creek ravine, wilderness trails & near shopping & bus service. Large bright foyer with skylight, beautiful hardwood floors, formal living room & dining room, freshly painted hallways & kitchen with island & white cabinets. The breakfast nook opens onto a big three season sunroom. Cozy family room with gas fireplace. The primary bedroom opens onto the sun room, 4 pce ensuite, second bedroom or den, 4 pce guest bathroom, laundry room with sink complete the main floor. The developed basement has a big recreation room with gas fireplace, bedroom, 3 pce bath, hobby room, office/bedroom & plenty of storage space. The large south facing deck off the sun room is built of vinyl planks which never need maintenance. You'll love being close to nature - a home for all ages! (id:6289)

Built in 1991

Essential Information

Listing #	E4463045
Price	\$698,800
Bedrooms	3
Bathrooms	3.00
Square Footage	1,898



Acres	0.19
Year Built	1991
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	312 Burton Rd Nw
Subdivision	Bulyea Heights
City	Edmonton
Province	Alberta
Postal Code	T6R2G7

Amenities

Amenities	Park, Playground, Public Transit, Schools, Shopping, Vinyl Windows
Features	Cul-de-sac, Private setting, Treed, Corner Site, No back lane, Park/reserve, No Smoking Home, Skylight
Parking Spaces	4
Parking	Attached Garage, Heated Garage, Oversize
# of Garages	1

Interior

Appliances	Dishwasher, Dryer, Garage door opener remote(s), Garage door opener, Microwave Range Hood Combo, Refrigerator, Stove, Central Vacuum, Washer, Window Coverings
Heating	Forced air
Cooling	Central air conditioning
Fireplace	Yes
Fireplaces	Gas
# of Stories	1
Has Basement	Yes

Listing Details

Listing Office	RE/MAX Elite
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