

Courtesy Of Chang Liu Of Century 21 Masters

## \$986,000 - 11232 48 Avenue, Edmonton

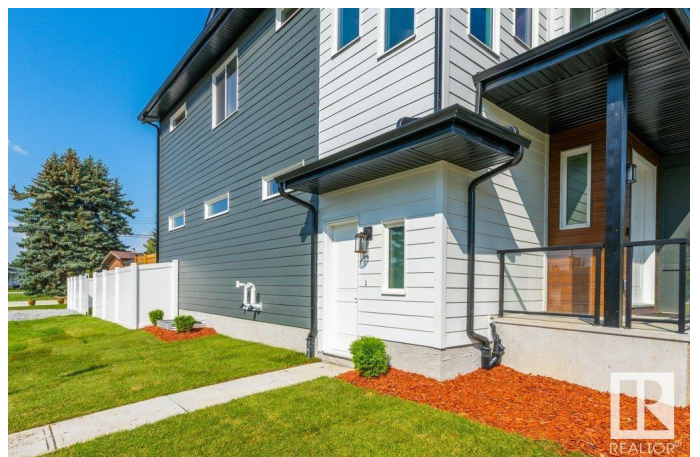
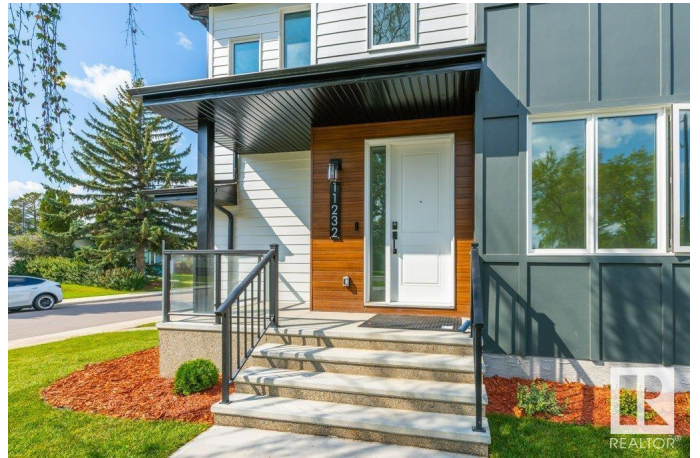
MLS® #E4423452

**\$986,000**

8 Bedroom, 4.00 Bathroom, 2,271 sqft  
Single Family on 0.00 Acres

Malmo Plains, Edmonton, AB

STUNNING CUSTOM BUILT INFILL HOME FACING PARK! OVER 3,016 SQFT OF LUXURIOUS LIVING SPACE in the highly sought-after Malmo Plains! Features 8 Bedrooms & 4 full Baths, an open concept floor plan, 9 ft ceilings throughout, developed basement w/ seperate entrance, and oversized double garage! SPACIOUS main floor w/ lots Natural light, large windows, Chef inspired Kitchen, custom cabinetry, soft close drawers, quartz island, and S/S appliances! Rear mud room all w/ custom built in shelving, big dining & living room, featuring a linear fireplace. Upstairs boasts 3 spacious bedrooms and HUGE Master suite w/ a large walk-in closet and 5 pcs ensuite bath, mini bonus room and laundry room! FINISHED BASEMENT with 3 bedrooms, 1 full bath, and wetbar! Basement is easily convertible to suit your needs, gym/playroom/studio/space for HOME-BASED BUSINESS. Top designated schools: Lendrum, Avalon, and Harry Ainlay! Steps to Southgate Mall! Upgraded exteriors with James Hardie throughout. Quick possession & Fully Landscaped!



Built in 2023

### Essential Information

MLS® #	E4423452
Price	\$986,000

Bedrooms	8
Bathrooms	4.00
Full Baths	4
Square Footage	2,271
Acres	0.00
Year Built	2023
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	11232 48 Avenue
Area	Edmonton
Subdivision	Malmo Plains
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6H 0C8

### **Amenities**

Amenities	Ceiling 9 ft., Deck, Detectors Smoke, Front Porch, Insulation-Upgraded, Infill Property, HRV System
Parking Spaces	4
Parking	Double Garage Detached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Gas, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Metal, Hardie Board Siding
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Exterior Features	Playground Nearby, Public Transportation, Recreation Use, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Metal, Hardie Board Siding
Foundation	Concrete Perimeter

### **School Information**

Elementary	Lendrum School
Middle	Avalon School
High	Harry Ainlay School

### **Additional Information**

Date Listed	February 28th, 2025
Days on Market	14
Zoning	Zone 15

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Listing information last updated on March 14th, 2025 at 1:17pm MDT