

Courtesy Of Justin Tazi Of Exp Realty

\$495,000 - 1560 35 Avenue, Edmonton

MLS® #E4437574

\$495,000

5 Bedroom, 3.00 Bathroom, 1,219 sqft
Single Family on 0.00 Acres

Tamarack, Edmonton, AB

Well maintained 5-bedroom, 3-bathroom home with separate side entrance and 2nd kitchen downstairs. Located in the sought-after community of Tamarack. Offering over 2,200 sq. ft. of developed living space, this property is move-in ready and perfect for families, investors, or multi-generational living. The main floor features a bright and open living room, a stylish and functional kitchen, and three generously sized bedrooms, each with walk-in closets. The primary suite includes a private ensuite, and the convenience of a dedicated main-floor laundry room. Fully finished basement boasts a separate side entrance, a second full kitchen, two large bedrooms, a comfortable living room, a full bathroom, and its own set of newer washer and dryer units. A double detached garage sits at the rear of the property, offering ample parking and storage. Situated just steps from a K	 school, parks, and shopping, with easy access to Anthony Henday Drive, this home blends comfort and convenience. Virtually Staged Photos.

Built in 2011

Essential Information

| | |
|--------|-----------|
| MLS® # | E4437574 |
| Price | \$495,000 |



| | |
|----------------|------------------------|
| Bedrooms | 5 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 1,219 |
| Acres | 0.00 |
| Year Built | 2011 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 1560 35 Avenue |
| Area | Edmonton |
| Subdivision | Tamarack |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6T 0M9 |

Amenities

| | |
|-----------|--------------------------------------|
| Amenities | Exterior Walls- 2"x6", Vinyl Windows |
| Parking | Double Garage Detached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Garage Control, Garage Opener, Window Coverings, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Fenced, Landscaped, Playground Nearby, Public Transportation, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |

Foundation Concrete Perimeter

Additional Information

Date Listed May 21st, 2025

Days on Market 27

Zoning Zone 30

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Listing information last updated on June 17th, 2025 at 1:47am MDT