

\$549,900 - 3242 23 Street, Edmonton

MLS® #E4455073

\$549,900

4 Bedroom, 3.50 Bathroom, 1,923 sqft

Single Family on 0.00 Acres

Silver Berry, Edmonton, AB

Welcome to Silverberry! This fully finished 2-storey home is perfect for your family. The bright main floor features a spacious kitchen with plenty of counter space, cabinets, and a raised eating bar, flowing into the dining area and cozy living room with a gas fireplace. Upstairs offers a vaulted-ceiling bonus room, two large bedrooms, a 4pc bath, and a generous size primary suite with a walk-in closet and ensuite featuring a soaker tub and separate shower. The fully finished basement includes a rec room, extra bedroom, and 3pc bath – perfect for guests, a home office, or family movie nights. Enjoy year-round comfort with central A/C! Outside, you'll find a huge south-facing pie lot with a spacious deck – ideal for entertaining, relaxing, or letting the kids and pets play. Located within walking distance to the Rec Centre, schools, parks, and scenic walking trails. This rare property combines location, space, and comfort – don't miss your chance to call it home!

Built in 2005

Essential Information

| | |
|-----------|-----------|
| MLS® # | E4455073 |
| Price | \$549,900 |
| Bedrooms | 4 |
| Bathrooms | 3.50 |



| | |
|----------------|------------------------|
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,923 |
| Acres | 0.00 |
| Year Built | 2005 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 3242 23 Street |
| Area | Edmonton |
| Subdivision | Silver Berry |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6T 2A9 |

Amenities

| | |
|----------------|--|
| Amenities | Air Conditioner, Deck, Detectors Smoke |
| Parking Spaces | 4 |
| Parking | Double Garage Attached, Over Sized |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Fireplace | Yes |
| Fireplaces | Insert, Mantel |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Fenced, Landscaped, No Back Lane, Playground Nearby, Public |

| | |
|--------------|--|
| | Swimming Pool, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

School Information

| | |
|------------|--------------|
| Elementary | Mary Hanley |
| Middle | Kate Cheqwin |
| High | WP Wagner |

Additional Information

| | |
|----------------|-------------------|
| Date Listed | August 28th, 2025 |
| Days on Market | 1 |
| Zoning | Zone 30 |

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Listing information last updated on August 29th, 2025 at 6:17am MDT