

# \$349,900 - 14204 32 Street, Edmonton

MLS® #E4430476

**\$349,900**

4 Bedroom, 2.00 Bathroom, 1,031 sqft  
Single Family on 0.00 Acres

Hairsine, Edmonton, AB

Welcome to this spacious 4-bedroom, 2 full bath home in the family-friendly community of Hairsine! Ideally situated on a huge corner lot, this property boasts a large living room filled with natural light, perfect for everyday living ,family gatherings and entertainment. The beautiful basement comes with convenient side entrance that provides excellent potential to develop a separate income suite with 2 good size bedrooms and huge living room. Enjoy this family home with important updates already completed, including; furnace, hot water tank & shingles (updated in 2016), and a new fence. Located just steps from schools, parks, great transit options, and all major amenities. This home is ideal for families ,investors, or anyone looking for generational home in a prime location. Donâ€™t miss this opportunity

Built in 1979

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4430476  |
| Price          | \$349,900 |
| Bedrooms       | 4         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 1,031     |
| Acres          | 0.00      |



|            |               |
|------------|---------------|
| Year Built | 1979          |
| Type       | Single Family |
| Sub-Type   | Half Duplex   |
| Style      | Bungalow      |
| Status     | Active        |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 14204 32 Street |
| Area        | Edmonton        |
| Subdivision | Hairsine        |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5Y 1P1         |

### Amenities

|           |  |
|-----------|--|
| Amenities | See Remarks  |
| Parking   | 2 Outdoor Stalls, Front/Rear Drive Access, No Garage |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | ensuite bathroom   |
| Appliances        | Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer |
| Heating           | Forced Air-1, Natural Gas  |
| Stories           | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Finished   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior          | Wood, Metal  |
| Exterior Features | Fenced, Flat Site, Fruit Trees/Shrubs, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Metal  |
| Foundation        | Concrete Perimeter   |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 11th, 2025 |
| Days on Market | 7                |

## Zoning

## Zone 35

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Listing information last updated on April 18th, 2025 at 7:47pm MDT