

## **\$470,000 - 14123 72 Street, Edmonton**

MLS® #E4441842

**\$470,000**

3 Bedroom, 2.00 Bathroom, 1,134 sqft

Single Family on 0.00 Acres

Kildare, Edmonton, AB

Welcome to mature and family-friendly Kildare surrounded by multiple recreation centers, shopping malls, schools, parks and with quick access to public transport, Yellowhead Trail and Henday! The property has many recent upgrades including furnace, central AC, kitchen, appliances, flooring, paint and trim, roof, and much more. Upon entering the house, you are greeted by a spacious living room with large west-facing windows that create an inviting atmosphere. The living room seamlessly flows into the dining area, which is perfect for family gatherings and meals. Adjacent to the dining area is a well-appointed kitchen with white cabinetry and modern appliances. Throughout the house, attention to detail and thoughtful updates maintain the charm of the original structure while providing modern comforts. Enjoy your private back yard with 6ft wooden fence and a large play set. Plenty of parking in a double detached garage and driveway, plus enough space for your RV, quad or a boat! Welcome Home!

Built in 1967

### **Essential Information**

MLS® # E4441842

Price \$470,000

Bedrooms 3



Bathrooms	2.00
Full Baths	2
Square Footage	1,134
Acres	0.00
Year Built	1967
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	14123 72 Street
Area	Edmonton
Subdivision	Kildare
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5C 0R4

### Amenities

Amenities	Air Conditioner, Smart/Program. Thermostat, Vinyl Windows
Parking	Double Garage Detached

### Interior

Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed June 11th, 2025

Days on Market 5

Zoning Zone 02

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