

## \$575,000 - 10403 31 Avenue, Edmonton

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MLS® #E4449709

**\$575,000**

4 Bedroom, 3.50 Bathroom, 1,904 sqft

Single Family on 0.00 Acres

Steinhauer, Edmonton, AB

Welcome to this beautifully upgraded 1,904 sq ft two-story home, situated on a massive pie-shaped lot beside a scenic walking path and green space. With a fully finished basement, this home offers 4 bedrooms and 3.5 bathroomsâ€”perfect for families of all sizes. Enjoy year-round comfort with central A/C, two new furnaces, tankless hot water system, and newer windows throughout. The completely renovated kitchen is a showstopper, featuring quartz countertops, warm-toned cabinetry, stainless steel appliances, a built-in pantry, and abundant storage. California shutters add an elegant touch throughout the home. Step outside to your incredible south-facing backyard oasis a spacious composite deck with privacy walls, stone patio, hot tub, garden, storage shed, and a wide gate for RV parking. The spacious primary suite boasts vaulted ceilings, a large walk-in closet, and a luxurious 4-piece ensuite with a relaxing soaker tub. This meticulously maintained property truly has it allâ€”comfort, style, space, and location

Built in 1989

### Essential Information

MLS® # E4449709

Price \$575,000



Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,904
Acres	0.00
Year Built	1989
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	10403 31 Avenue
Area	Edmonton
Subdivision	Steinhauer
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6J 3K2

### Amenities

Amenities	Deck, Hot Water Tankless, No Smoking Home, R.V. Storage, Vaulted Ceiling
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Brass Surround
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco
Exterior Features	Fenced, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	July 25th, 2025
Days on Market	5
Zoning	Zone 16

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