

Courtesy Of Laura C Lambert Of Mozaic Realty Group

\$409,900 - 3520 71 Street, Edmonton

MLS® #E4439401

\$409,900

4 Bedroom, 2.00 Bathroom, 1,114 sqft
Single Family on 0.00 Acres

Lee Ridge, Edmonton, AB

Welcome to Lee Ridge, offering a great location to schools, shopping, transit and more. The welcoming front exposure leads to a bright and warm interior with tons of opportunity to make it your own. 3 bedrooms upstairs and the potential for more in the basement offers the chance for a 5 bedroom home if wanted. The front and back yard are spacious and boast a nicely oversized double car garage.

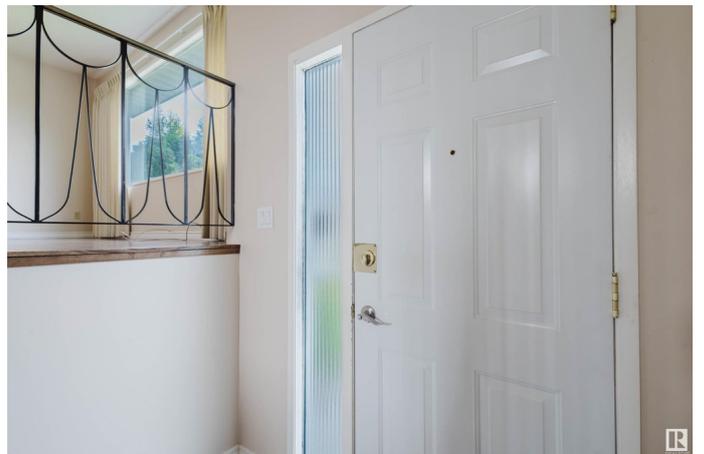
Built in 1974

Essential Information

MLS® #	E4439401
Price	\$409,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,114
Acres	0.00
Year Built	1974
Type	Single Family
Sub-Type	Detached Single Family
Style	Raised Bungalow
Status	Active

Community Information

Address 3520 71 Street



Area	Edmonton
Subdivision	Lee Ridge
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6K 0M7

Amenities

Amenities	See Remarks
Parking	Double Garage Detached, Over Sized

Interior

Appliances	Garage Opener, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	1
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 30th, 2025
Days on Market	7
Zoning	Zone 29

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on June 6th, 2025 at 3:17am MDT