

\$449,000 - 1411 35 Street, Edmonton

MLS® #E4461324

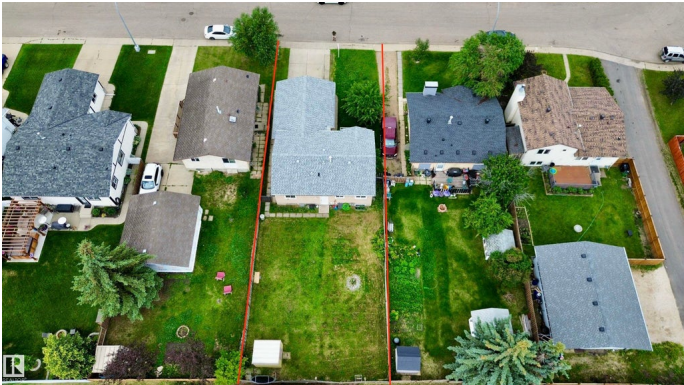
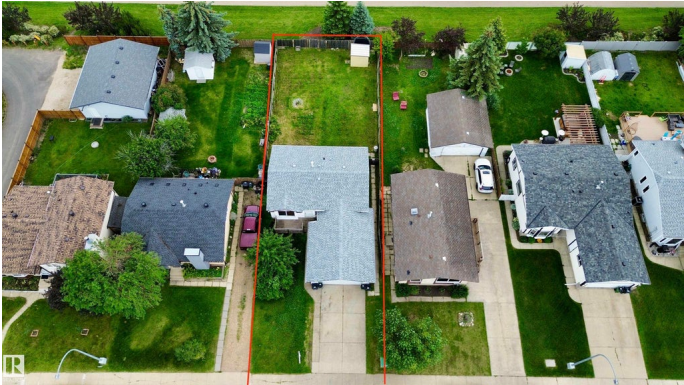
\$449,000

5 Bedroom, 2.00 Bathroom, 956 sqft
Single Family on 0.00 Acres

Crawford Plains, Edmonton, AB

This beautiful 5 bedroom home is located just 2 minutes from Crawford Plains School and offers the perfect setup for a growing or multi-generational family. The main floor features a bright, open layout with large windows that fill the home with natural light. The kitchen has been updated with modern finishes, and the spacious living and dining areas make it easy to gather and entertain. The lower level includes a fully finished 2 bedroom suite with its own entrance and laundry, ideal for extended family, teenagers, or guests who want a little extra privacy. The large backyard offers plenty of space for kids to play, gardening, or summer barbecues. With a great location close to schools, parks, and shopping, this is a home designed for comfort, flexibility, and long-term family living.

Built in 1980



Essential Information

MLS® #	E4461324
Price	\$449,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	956
Acres	0.00
Year Built	1980

Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	1411 35 Street
Area	Edmonton
Subdivision	Crawford Plains
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6L 2M2

Amenities

Amenities	See Remarks
Parking	Double Garage Attached

Interior

Appliances	Dishwasher-Built-In, Hood Fan, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two
Heating	Forced Air-1, Natural Gas
Stories	2
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

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

Additional Information

Date Listed	October 8th, 2025
Days on Market	24
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 November 1st, 2025 at 12:32pm MDT