

## \$383,000 - 3306 48 Street, Edmonton

MLS® #E4450980

**\$383,000**

3 Bedroom, 2.50 Bathroom, 1,153 sqft

Single Family on 0.00 Acres

Weinlos, Edmonton, AB

Charming 3-Bedroom Home with Oversized Garage and RV Parking! Welcome to this well-maintained and freshly painted 3-bedroom, 2.5-bath home located just a short walk from both an elementary and junior high school. Ideal for families, this home offers a bright and open floor plan with neutral tones throughout. This house features a spacious living area, an updated main bathroom, and a large light-filled primary bedroom. The kitchen includes a brand-new refrigerator, and the home also boasts a newer hot water tank for peace of mind. Step outside to enjoy the big, fully fenced backyard—perfect for kids, pets, or entertaining. There's also a huge oversized detached double garage with back lane access, plus ample space for RV storage. The partly finished basement offers a recreation room and a full 4-piece bathroom, ready for your personal touch. Located close to parks, shopping, and public transportation, this home combines comfort, convenience, and value. Move in ready.

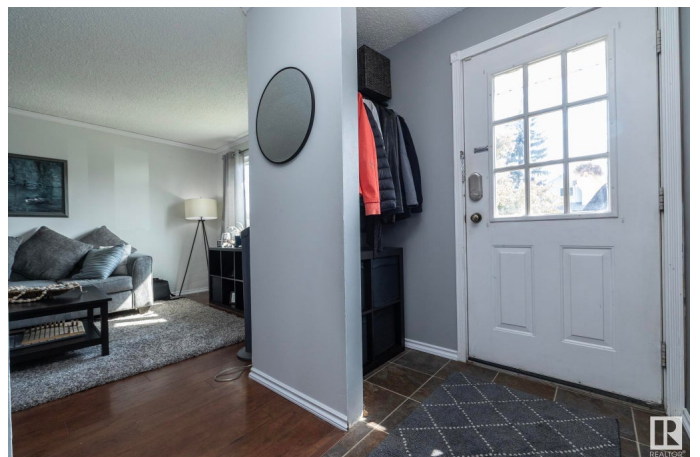
Built in 1981

### Essential Information

MLS® # E4450980

Price \$383,000

Bedrooms 3



Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,153
Acres	0.00
Year Built	1981
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	3306 48 Street
Area	Edmonton
Subdivision	Weinlos
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6L 4J1

### Amenities

Amenities	Detectors Smoke, Hot Water Natural Gas, No Smoking Home, R.V. Storage, Vinyl Windows
Parking	Double Garage Detached, Over Sized

### Interior

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Partially Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed	August 2nd, 2025
Days on Market	1
Zoning	Zone 29

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Listing information last updated on August 3rd, 2025 at 11:02am MDT