

# \$380,000 - 12253 167a Av Nw, Edmonton

MLS® #E4464005

**\$380,000**

3 Bedroom, 3.00 Bathroom, 1,400 sqft

Single Family on 0.06 Acres

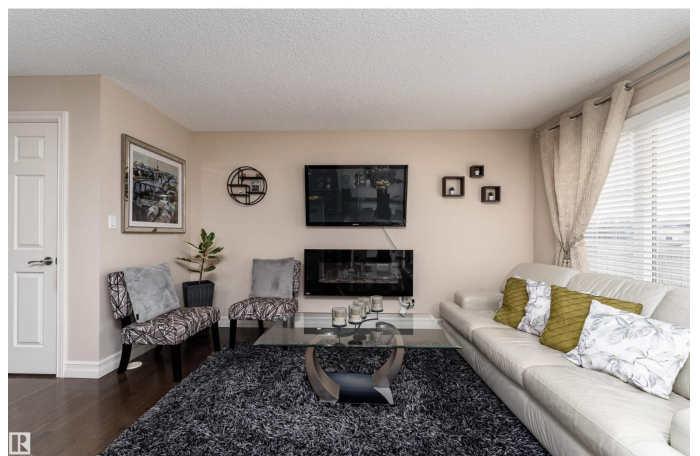
Rapperswill, Edmonton, Alberta

Discover the perfect blend of comfort and style in this 1,400 sq ft home in the community of Rapperswill. Step inside to a bright main floor with dark hardwood floors, large windows, and a cozy wall-mounted electric fireplace. The kitchen features dark cabinets and countertops that contrast beautifully with light walls, a large island with a sink, and a dining area with sliding doors leading to the backyard deck and fenced yard, perfect for family gatherings. A 2-piece bathroom and access to the single attached garage complete the main level. Upstairs offers 3 spacious bedrooms, including a primary suite with a walk-in closet and 3-piece ensuite, plus a 4-piece bathroom and convenient laundry. The unfinished basement provides space for a rec room, gym, or extra living area. Outside, enjoy the front porch and spacious backyard. Close to Rapperswill Castle Playground, Castle Downs YMCA, Cattail Crossing Golf Course, and shopping, this home offers comfort, convenience, and an ideal family lifestyle. (id:6289)

Built in 2012

## Essential Information

|            |           |
|------------|-----------|
| Listing #  | E4464005  |
| Price      | \$380,000 |
| Bedrooms   | 3         |
| Bathrooms  | 3.00      |
| Half Baths | 1         |



|                |               |
|----------------|---------------|
| Square Footage | 1,400         |
| Acres          | 0.06          |
| Year Built     | 2012          |
| Type           | Single Family |
| Sub-Type       | Freehold      |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 12253 167a Av Nw |
| Subdivision | Rapperswill      |
| City        | Edmonton         |
| Province    | Alberta          |
| Postal Code | T5X0G3           |

### Amenities

|              |                                            |
|--------------|--------------------------------------------|
| Amenities    | Golf Course, Playground, Schools, Shopping |
| Features     | No Animal Home, No Smoking Home            |
| Parking      | Attached Garage                            |
| # of Garages | 1                                          |

### Interior

|              |                                                                                                                           |
|--------------|---------------------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher, Dryer, Garage door opener remote(s), Garage door opener, Microwave, Refrigerator, Storage Shed, Stove, Washer |
| Heating      | Forced air                                                                                                                |
| Fireplace    | Yes                                                                                                                       |
| Fireplaces   | Electric                                                                                                                  |
| # of Stories | 2                                                                                                                         |

### Listing Details

|                |            |
|----------------|------------|
| Listing Office | Exp Realty |
|----------------|------------|



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