

\$555,000 - 6031 37 Avenue, Edmonton

MLS® #E4442347

\$555,000

5 Bedroom, 3.50 Bathroom, 1,883 sqft

Single Family on 0.00 Acres

Hillview, Edmonton, AB

Perched high in beautiful Hillview, renovated top-to-bottom with over 2,600 sqft of living space, this home is the total package! Designed with the growing family in mind with unmatched value in the area for a turnkey home of this size. Exceptional layout with two main floor living rooms, a bedroom/office, side entrance + laundry, and space for both casual and formal dining. Facing the backyard, the bright white kitchen has Corian countertops, a large island, under cabinet lighting & updated appliances. All 4 bathrooms are redone, including a sleek double shower in the ensuite & new jet tub in the family bath. Major upgrades include all vinyl windows, 50-year shingles, central AC, updated electrical panel, furnace & added attic insulation. Pride of ownership continues in the south-facing backyard where you will enjoy the two-tiered deck, hot tub, concrete walkways, tasteful landscaping, premium vinyl fencing & heated 21'x23' garage. All this can be yours and just steps away from 2 elementary schools!

Built in 1979

Essential Information

MLS® # E4442347

Price \$555,000

Bedrooms 5



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,883
Acres	0.00
Year Built	1979
Type	Single Family
Sub-Type	Detached Single Family
Style	1 and Half Storey
Status	Active

Community Information

Address	6031 37 Avenue
Area	Edmonton
Subdivision	Hillview
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6L 1V3

Amenities

Amenities	Air Conditioner, Deck, Hot Tub, Hot Water Natural Gas, Vinyl Windows
Parking Spaces	4
Parking	Double Garage Detached, Heated, Insulated

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dryer, Freezer, Microwave Hood Fan, Refrigerator, Stove-Countertop Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings, Curtains and Blinds, Garage Heater, Hot Tub
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Brick Facing, Insert
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Golf Nearby, Landscaped, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	June 13th, 2025
Days on Market	4
Zoning	Zone 29

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