

## \$538,300 - 3715 28 Street, Edmonton

MLS® #E4426074

**\$538,300**

5 Bedroom, 3.00 Bathroom, 1,317 sqft  
Single Family on 0.00 Acres

Wild Rose, Edmonton, AB

Corner LOT! NO NEIGHBOURS IN THE BACK! Also SEPARATE ENTRANCE to Basement. Welcome to this bi-level home in the sought-after community of Wild Rose, offering over 1,300 sq. ft. of living space. Nestled on a corner lot and backing onto a beautiful trail and green space, this home provides the perfect balance of privacy and accessibility. Step inside to find a functional layout with a spacious living area, perfect for hosting. The kitchen and dining area flow seamlessly together, creating a cozy space for meals and gatherings. Two bedrooms and one full bathroom on the main level and a primary bedroom on the upper level, complete with its own ensuite bathroom for added convenience. The finished basement features a SEPARATE KITCHEN, living area, two bedrooms, and a full bathroom. Outside, enjoy the landscaped and fenced yard, perfect for kids or summer BBQs. Located in Wild Rose, this home is just minutes from parks, schools, shopping, transit, and major roadways, making daily life effortless.

Built in 1999

### Essential Information

MLS® #	E4426074
Price	\$538,300



Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,317
Acres	0.00
Year Built	1999
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### **Community Information**

Address	3715 28 Street
Area	Edmonton
Subdivision	Wild Rose
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 1N3

### **Amenities**

Amenities	See Remarks
Parking	Double Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Washer, Refrigerators-Two, Stoves-Two, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Backs Onto Park/Trees, Corner Lot, Fenced, Landscaped, Playground Nearby, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation            Concrete Perimeter

### **Additional Information**

Date Listed            March 17th, 2025

Days on Market      20

Zoning                 Zone 30

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