

## \$415,000 - 11410 14 Avenue, Edmonton

MLS® #E4435429

**\$415,000**

3 Bedroom, 2.50 Bathroom, 1,317 sqft

Single Family on 0.00 Acres

Rutherford (Edmonton), Edmonton, AB

Discover this beautiful landscaped and spacious 3-bedroom 2.5 bath, one single attached garage half duplex, located in the desirable Rutherford neighborhood. No condo fees. The open main floor boasts with a large living room with gas fireplace, an island kitchen with tons of designer cabinets and walk-in pantry, a bright dining room with glass patio doors leads to a large deck and private fully fenced backyard. Hardwood flooring thru-out this level. Moving upstairs, you will find a spacious master bedroom with a 3-piece ensuite, two additional bedrooms, and a 4-piece main bathroom, completing the upper floor. Enjoy the convenience of the location just a few minutes' walk from schools, YMCA daycare, parks, bus stops, restaurants, and community shopping centers. Easy access to the Anthony Henday Freeway, Century Park Transit Center (Bus & LRT station), and South Common.

Built in 2010

### Essential Information

MLS® #	E4435429
Price	\$415,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2



Half Baths	1
Square Footage	1,317
Acres	0.00
Year Built	2010
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	11410 14 Avenue
Area	Edmonton
Subdivision	Rutherford (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 0N5

### Amenities

Amenities	Deck
Parking	Single Garage Attached

### Interior

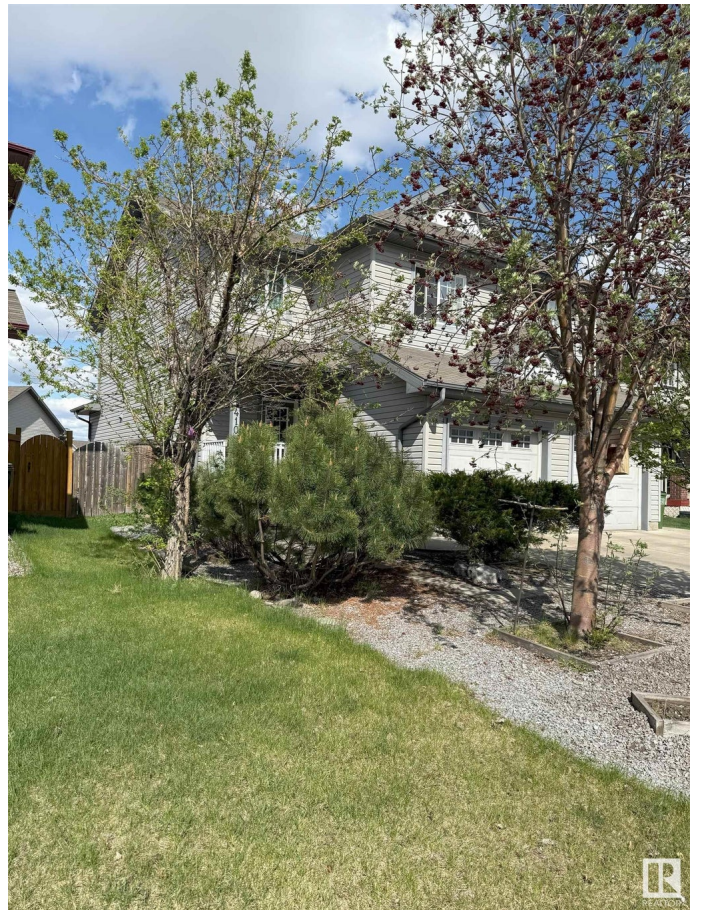
Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Fenced, Landscaped, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

## Additional Information

Date Listed	May 9th, 2025
Days on Market	7
Zoning	Zone 55



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Listing information last updated on May 16th, 2025 at 7:47pm MDT