

## \$539,000 - 3503 20 Street, Edmonton

MLS® #E4449778

**\$539,000**

4 Bedroom, 3.00 Bathroom, 1,544 sqft

Single Family on 0.00 Acres

Wild Rose, Edmonton, AB

Welcome to this stunning 2004 1,500 sq ft family home nestled on a quiet pie-shaped lot with beautiful landscaping and mature trees. With 4 spacious bedrooms and 3 full bathrooms, there's a room for everyone. The vaulted south-facing living room fills with natural light, creating a warm and inviting space to relax or entertain. The kitchen is a true showstopper, featuring custom cabinetry, a massive island, and plenty of room to gather. Step out onto the oversized deck, perfect for summer BBQs or peaceful morning coffee. The master suite is privately located above the garage, offering a serene retreat complete with a full ensuite and generous closet space. This home is loaded with thoughtful design, comfort, and style, all set on a beautifully treed back yard that adds privacy and charm. A perfect blend of functionality and curb appeal—this one checks all the boxes!

Built in 2004

### Essential Information

MLS® #	E4449778
Price	\$539,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,544



Acres	0.00
Year Built	2004
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### Community Information

Address	3503 20 Street
Area	Edmonton
Subdivision	Wild Rose
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 1Y2

### Amenities

Amenities	Deck, Detectors Smoke, Exterior Walls- 2"x6", No Animal Home, No Smoking Home
Parking Spaces	4
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Furniture Included, 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, Finished

### Exterior

Exterior	Wood, Asphalt, Vinyl
Exterior Features	Cul-De-Sac, Fenced, Golf Nearby, Landscaped, No Back Lane, Shopping Nearby, Treed Lot
Roof	Asphalt Shingles
Construction	Wood, Asphalt, Vinyl
Foundation	Concrete Perimeter

**Additional Information**

Date Listed                July 25th, 2025  
Days on Market        4  
Zoning                    Zone 30

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