

\$499,900 - 3224 22 Street, Edmonton

MLS® #E4440833

\$499,900

4 Bedroom, 3.50 Bathroom, 1,462 sqft

Single Family on 0.00 Acres

Silver Berry, Edmonton, AB

Nestled in a quiet, family-friendly neighborhood, this stunning detached home offers both comfort and functionality. The spacious, open-concept kitchen features a center island with an eating bar, ample cabinetry, a walk-in pantry, and elegant granite countertops—perfect for cooking and entertaining. The cozy living room boasts a charming corner, creating a warm and inviting atmosphere. Enjoy sunny days in the large, fully fenced backyard with a deck—ideal for relaxing or hosting gatherings. Primary suite with a walk-in closet and a private 5-piece ensuite featuring a luxurious corner soaker tub. 2 more bedrooms with common bathroom. Basement with bedroom, bathroom & rec area. Main floor laundry and a well-maintained layout designed for modern living. Conveniently located near playgrounds, bus stops, schools, and shopping, this home offers everything your family needs in the desirable Silver Berry community.

Built in 2006

Essential Information

| | |
|-----------|-----------|
| MLS® # | E4440833 |
| Price | \$499,900 |
| Bedrooms | 4 |
| Bathrooms | 3.50 |



| | |
|----------------|------------------------|
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 1,462 |
| Acres | 0.00 |
| Year Built | 2006 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------|
| Address | 3224 22 Street |
| Area | Edmonton |
| Subdivision | Silver Berry |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6T 0A9 |

Amenities

| | |
|-----------|------------------------|
| Amenities | Deck |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

Date Listed June 6th, 2025

Days on Market 12

Zoning Zone 30

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