

**\$661,395 - 7207 182 Avenue, Edmonton**

MLS® #E4445173

**\$661,395**

4 Bedroom, 3.00 Bathroom, 2,554 sqft  
Single Family on 0.00 Acres

Crystallina Nera East, Edmonton, AB

4 Bedrooms, 3 Full Bathrooms: Spacious layout, including a main floor bedroom with a full bath, perfect for guests. Front Attached Double Car Garage: Provides convenient parking and additional storage space. Backs Onto Future Park and School: Ideal for families, with easy access to green spaces and a future school. Open Concept Main Floor: Large kitchen, dining, and great room area for modern family living. Large Kitchen Island: Ideal for meal prep, serving, and entertaining. Walkthrough mudroom and pantry: Convenient access from the garage to the kitchen, perfect for unloading groceries. 9' Basement Foundation Walls: Ready for potential future development Separate entrance to the basement 50" Linear Ortech LED Electric Fireplace: Adds a modern and cozy touch to the living room.

Built in 2024

**Essential Information**

|                |           |
|----------------|-----------|
| MLS® #         | E4445173  |
| Price          | \$661,395 |
| Bedrooms       | 4         |
| Bathrooms      | 3.00      |
| Full Baths     | 3         |
| Square Footage | 2,554     |
| Acres          | 0.00      |



|            |                        |
|------------|------------------------|
| Year Built | 2024                   |
| Type       | Single Family          |
| Sub-Type   | Detached Single Family |
| Style      | 2 Storey               |
| Status     | Active                 |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 7207 182 Avenue       |
| Area        | Edmonton              |
| Subdivision | Crystallina Nera East |
| City        | Edmonton              |
| County      | ALBERTA               |
| Province    | AB                    |
| Postal Code | T5Z 0J1               |

### Amenities

|                |   |
|----------------|---|
| Amenities      | Ceiling 9 ft., Closet Organizers, Storage-In-Suite, See Remarks |
| Parking Spaces | 4   |
| Parking        | Double Garage Attached  |

### Interior

|                   |                           |
|-------------------|---------------------------|
| Interior Features | ensuite bathroom          |
| Appliances        | None                      |
| Heating           | Forced Air-1, Natural Gas |
| Fireplace         | Yes                       |
| Fireplaces        | Insert                    |
| Stories           | 2                         |
| Has Basement      | Yes                       |
| Basement          | Full, Unfinished          |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Stone, Vinyl, Hardie Board Siding                         |
| Exterior Features | Backs Onto Park/Trees, Park/Reserve, Playground Nearby, Schools |
| Roof              | Asphalt Shingles  |
| Construction      | Wood, Stone, Vinyl, Hardie Board Siding                         |
| Foundation        | Concrete Perimeter  |

### Additional Information

|             |                |
|-------------|----------------|
| Date Listed | July 1st, 2025 |
|-------------|----------------|

Days on Market 77

Zoning Zone 28

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