

Courtesy Of Sandra R Bayrock Of Century 21 Masters

\$575,000 - 1131 117 Street, Edmonton

MLS® #E4456484

\$575,000

4 Bedroom, 3.50 Bathroom, 1,860 sqft

Single Family on 0.00 Acres

Rutherford (Edmonton), Edmonton, AB

Beautifully updated 2-storey home with 1859 sqft, a finished basement, bonus room, and central A/C. The highlight of this home is the stunning new kitchen (2024) featuring modern cabinetry, quartz countertops, stylish backsplash, and upgraded stainless steel appliances. Bathrooms were also updated in 2024 with matching cabinets and quartz counters, creating a cohesive and upscale finish throughout. Upstairs you'll find three bedrooms including a spacious primary suite with barn door ensuite, plus a bonus room with large west-facing windows. The finished basement offers flexible living space and includes a secondary fridge. Other recent upgrades include new hot water tank (2024) new basement carpet (2025) and updated flooring on the main level, bathrooms and upstairs (2021). Outside, the yard is designed for both play and relaxation with a playground, sandbox, catio, large outdoor table with large gazebo and shed. Truly move-in ready with modern upgrades throughout.

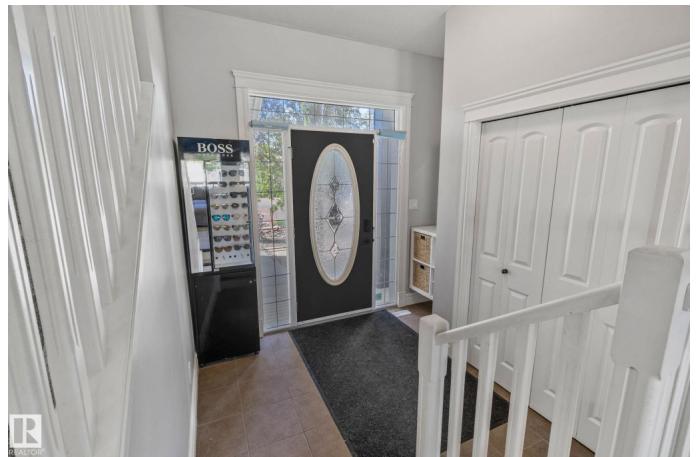
Built in 2005

Essential Information

MLS® # E4456484

Price \$575,000

Bedrooms 4



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,860
Acres	0.00
Year Built	2005
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	1131 117 Street
Area	Edmonton
Subdivision	Rutherford (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 1W9

Amenities

Amenities	Air Conditioner, Deck, Gazebo, Hot Water Natural Gas, No Smoking Home
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Oven-Microwave, Storage Shed, Stove-Electric, Vacuum Systems, Washer, Window Coverings, See Remarks, Refrigerators-Two
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped, Low Maintenance Landscape, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Slab

Additional Information

Date Listed	September 5th, 2025
Days on Market	23
Zoning	Zone 55

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on September 28th, 2025 at 1:32am MDT