

\$585,000 - 3754 13 Street, Edmonton

MLS® #E4459952

\$585,000

3 Bedroom, 2.50 Bathroom, 1,926 sqft

Single Family on 0.00 Acres

Tamarack, Edmonton, AB

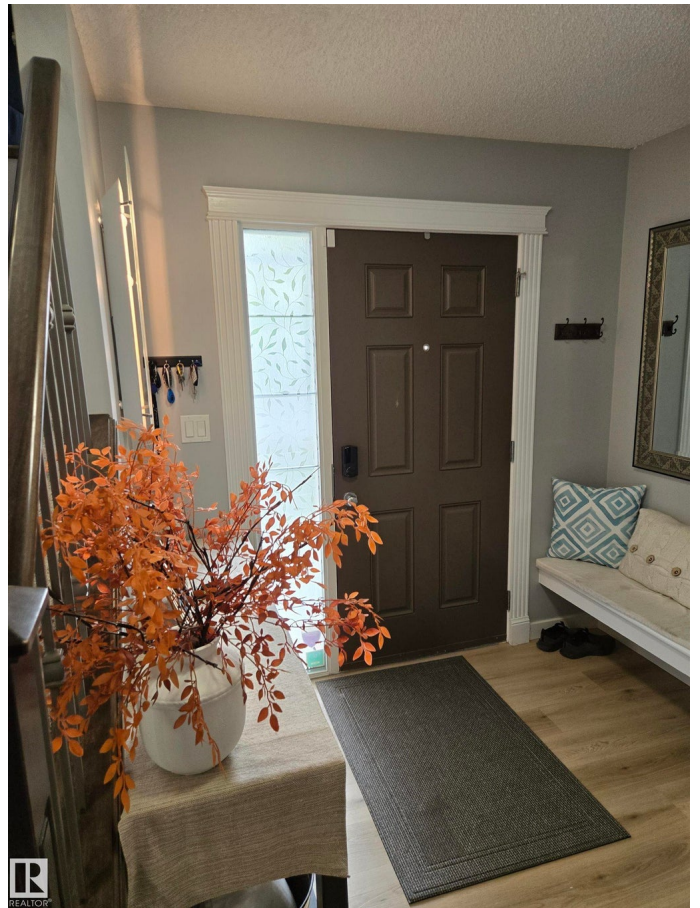
Nicely maintained and upgraded, 1926 SF Landmark Pembroke II, one of the largest floor plans in Tamarack. This beautiful 2 storey features 3 bedrooms, 2.5 bathrooms, a large bonus room, and an oversized insulated garage. Just installed new vinyl plank, and all new carpeting. All windows have been recently upgraded to triple pane, recent paint 2024 HWT, 2024 new water filtration and 2024 furnace completely rebuilt and A/C installed. This fine home also features granite counters, a walk in pantry, a four piece ensuite with large soaker tub and make up table, Hunter Douglas Blinds throughout with black outs shades in the bedrooms, a remote access alarm system, a gas fireplace and an open concept basement with bath rough in awaiting development. The back yard faces west backing onto a trail, has a cedar deck with a new gazebo, NG hook up, and a shed. Quick access to shopping, services, The Meadows Community Rec Centre and A Blair McPherson School, Whitemud Drive and The Henday. Awesome Family Home!

Built in 2007

Essential Information

MLS® # E4459952

Price \$585,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,926
Acres	0.00
Year Built	2007
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	3754 13 Street
Area	Edmonton
Subdivision	Tamarack
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 0E5

Amenities

Amenities	Air Conditioner, Deck, Detectors Smoke, Fire Pit, Low Flow Faucets/Shower, Low Flw/Dual Flush Toilet, No Smoking Home, Smart/Program. Thermostat, Natural Gas BBQ Hookup
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Alarm/Security System, Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Water Conditioner, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Backs Onto Park/Trees, F Public Transportation, School
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter



Additional Information

Date Listed	September 29th, 2025
Days on Market	2
Zoning	Zone 30

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Listing information last updated on September 30th, 2025 at 11:47pm MDT