

## **\$485,888 - 5781 Sutter Place, Edmonton**

MLS® #E4430631

**\$485,888**

4 Bedroom, 1.50 Bathroom, 1,406 sqft

Single Family on 0.00 Acres

South Terwillegar, Edmonton, AB

Wow what a cute house! This former Jayman Show-Home in South Terwillegar is the perfect family home in the perfect family neighborhood. This home will not last long, 4 bedrooms & 4 bathrooms, Fully Finished and Permitted Basement. Contemporary floor plan w/built-in wall unit featuring a Gas Fireplace, TV nook & Media Shelving. Large windows throughout the front and through to the Kitchen. The kitchen offers plenty of counter space and cabinetry, with upgraded Fridge & D/W. Upstairs you will find, 2 bedrooms w/full bathroom, plus the Master suite offering a walk-in closet w/4 pc Ensuite. The basement offers a large family room, computer station, 4th bedroom, 3 pc bath and laundry. All of this is located on the quiet street of Sutter Place directly facing the park, perfect for your kids. The fenced backyard is fully landscaped with a large deck off the back entrance. Further upgrades include all new Kitchen Counter Tops 2025, Main & Second floor Completely Repainted 2025 and HW Tank 2021. Double Garage

Built in 2004

### **Essential Information**

MLS® # E4430631

Price \$485,888



Bedrooms	4
Bathrooms	1.50
Half Baths	3
Square Footage	1,406
Acres	0.00
Year Built	2004
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	5781 Sutter Place
Area	Edmonton
Subdivision	South Terwillegar
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 3R1

### **Amenities**

Amenities	Deck, Front Porch, No Smoking Home, See Remarks
Parking	Double Garage Detached

### **Interior**

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

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Cul-De-Sac, Fenced, Park/Reserve, Playground Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

## Additional Information

Date Listed	April 12th, 2025
Days on Market	9
Zoning	Zone 14
HOA Fees	138
HOA Fees Freq.	Annually



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 April 21st, 2025 at 11:32am MDT