

Courtesy Of Serge Bourgoin Of Exp Realty

## \$549,999 - 8823 188 Street, Edmonton

MLS® #E4452014

**\$549,999**

4 Bedroom, 3.50 Bathroom, 1,832 sqft

Single Family on 0.00 Acres

Belmead, Edmonton, AB

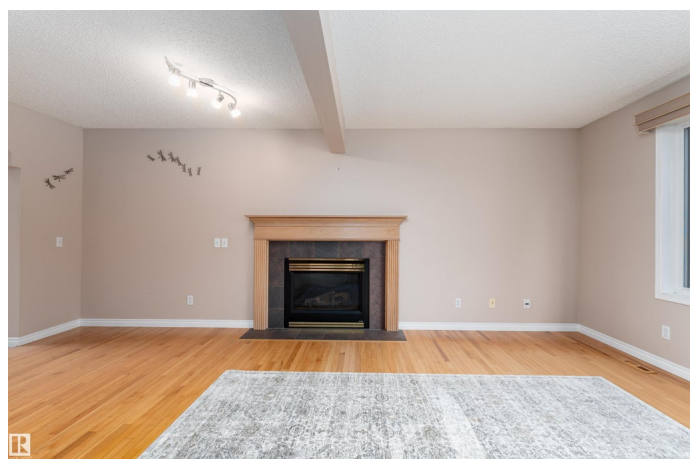
This beautifully maintained & spacious home offers a blend of comfort, functionality & outdoor charm. Step inside & enjoy 3 large living areas, 4 generous bdrms & a primary ensuite featuring a tiled shower. The open floor plan creates a seamless flow for everyday living & entertaining, while the main floor laundry adds everyday convenience. Outdoor lovers will appreciate the sunny southeast deck, perfect for morning coffee & evening BBQs. Raised garden beds & under-deck storage, perfect setup for gardening enthusiasts. An oversized double heated garage, RV parking pad large enough for 5th wheel. The upper floor adds even more flexibility with a bonus room & den, perfect for a home office or play area. Just minutes to shopping, the YMCA, & major roads like Anthony Henday, Whitemud & Yellowhead. Only 12 mins to St. Albert, 16 mins to downtown & 25 mins to YEG. This warm and welcoming home offers everything a growing family needs—ample space, storage & a peaceful community close to everything.

Built in 1998

### Essential Information

MLS® # E4452014

Price \$549,999



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 3.50                   |
| Full Baths     | 3                      |
| Half Baths     | 1                      |
| Square Footage | 1,832                  |
| Acres          | 0.00                   |
| Year Built     | 1998                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | 2 Storey               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 8823 188 Street |
| Area        | Edmonton        |
| Subdivision | Belmead         |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5T 5Z8         |

### Amenities

|                |                                                                                                        |
|----------------|--------------------------------------------------------------------------------------------------------|
| Amenities      | Air Conditioner, Carbon Monoxide Detectors, Deck, Detectors Smoke, Exterior Walls- 2"x6", R.V. Storage |
| Parking Spaces | 4                                                                                                      |
| Parking        | Double Garage Attached, Heated, Over Sized                                                             |

### Interior

|                   |                                                                                                                                                                                                              |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                                                                             |
| Appliances        | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Washer, Window Coverings, See Remarks, Garage Heater |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                                                                    |
| Stories           | 3                                                                                                                                                                                                            |
| Has Basement      | Yes                                                                                                                                                                                                          |
| Basement          | Full, Finished                                                                                                                                                                                               |

### Exterior

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

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | August 8th, 2025 |
| Days on Market | 13               |
| Zoning         | Zone 20          |

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Listing information last updated on August 21st, 2025 at 12:17pm MDT