

## \$649,900 - 1462 114b Street, Edmonton

MLS® #E4441138

### \$649,900

3 Bedroom, 3.5 Bathroom, 2,048 sqft  
Single Family on 0.00 Acres

Rutherford (Edmonton), Edmonton, AB

Welcome home, to this 3 bedroom , 3.5 bathroom custom built family home backing onto walking trails , parks , beautifully landscaped back yard gives the feeling of country living , open concept kitchen w/ island is perfect for entertaining and family get togethers , The wood floors add style and make for easy cleaning , large living area with gas fireplace, walk in pantry, S/S appliances and spacious dining area ,front entrance with high ceilings and ceramic tile is bright and welcoming. Downstairs you'll find an impressive layout , bedroom , full bathroom w/ heated floors , workout area , living room area for family fun time. Upstairs you'll find bonus room , perfect for another living room , kids play room , family movie nights, primary bedroom with walk in closet and 4 pce ensuite with large shower and bath area , the second bedroom is generous in size , along with another 3 pce bathroom, this property is the perfect family home , close to schools , transit , plenty of shopping.

Built in 2010

### Essential Information

MLS® #	E4441138
Price	\$649,900
Bedrooms	3



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,048
Acres	0.00
Year Built	2010
Type	Single Family
Sub-Type	Residential Attached
Style	2 Storey
Status	Active

### Community Information

Address	1462 114b Street
Area	Edmonton
Subdivision	Rutherford (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 0N3

### Amenities

Amenities	Carbon Monoxide Detectors, Closet Organizers, Deck, Detectors Smoke, Dog Run-Fenced In, Exercise Room, Exterior Walls- 2"x6", Hot Water Natural Gas, No Smoking Home, Parking-Visitor, Secured Parking, Television Connection, Vaulted Ceiling, Vinyl Windows
Parking	Double Garage Attached, Front Drive Access

### Interior

Interior Features	ensuite bathroom
Appliances	Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Backs Onto Park/Trees, Fenced, Fruit Trees/Shrubs, Golf

Nearby, Landscaped, Level Land, Low Maintenance Landscape,  
Park/Reserve, Playground Nearby, Private Setting, Public  
Transportation, Schools, Shopping Nearby, Ski Hill Nearby

Roof Asphalt Shingles  
Construction Wood, Vinyl  
Foundation Concrete Perimeter

### **Additional Information**

Date Listed June 7th, 2025  
Days on Market 9  
Zoning Zone 55

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