

\$410,000 - 1804 Rutherford Road, Edmonton

MLS® #E4429334

\$410,000

3 Bedroom, 2.50 Bathroom, 1,426 sqft

Single Family on 0.00 Acres

Rutherford (Edmonton), Edmonton, AB

First-time home buyers and investors alert! This Rutherford half-duplex is extremely well-located with proximity to several schools, around the corner from a professional centre & major roadways. The front entrance enters onto elegant vinyl plank that runs throughout the main floor, as well as a powder room and entry to the single garage. The spacious kitchen has dark cabinets and an island to make cooking a breeze. Next to the kitchen is the dining area as well as the living room and a space to add an electric fireplace. The fenced backyard is a good size and there is a deck for your summertime activities. The carpeted upstairs boasts a welcoming primary bedroom with a generous walk-in closet and ensuite 3-pce bathroom. Two more bedrooms are also a good size with ample closets with a 4-pce bathroom completing the floor. The basement is unfinished and waiting for your personal touch to complete it.

Built in 2013

Essential Information

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|------------|-----------|
| MLS® # | E4429334 |
| Price | \$410,000 |
| Bedrooms | 3 |
| Bathrooms | 2.50 |
| Full Baths | 2 |



| | |
|----------------|---------------|
| Half Baths | 1 |
| Square Footage | 1,426 |
| Acres | 0.00 |
| Year Built | 2013 |
| Type | Single Family |
| Sub-Type | Half Duplex |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 1804 Rutherford Road |
| Area | Edmonton |
| Subdivision | Rutherford (Edmonton) |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6W 2K6 |

Amenities

| | |
|-----------|--|
| Amenities | Deck, Front Porch, See Remarks |
| Parking | Parking Pad Cement/Paved, Single Garage Attached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Built-In, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|---|
| Exterior | Wood, Vinyl |
| Exterior Features | Fenced, No Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

School Information

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|------------|--------------------------|
| Elementary | Johnny Bright School |
| Middle | Johnny Bright School |
| High | Dr. Anne Anderson School |

Additional Information

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|-------------|-----------------|
| Date Listed | April 5th, 2025 |
|-------------|-----------------|

| | |
|----------------|----|
| Days on Market | 15 |
|----------------|----|

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|--------|---------|
| Zoning | Zone 55 |
|--------|---------|

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Listing information last updated on April 20th, 2025 at 1:47pm MDT