

\$450,000 - 9527 178a Avenue, Edmonton

MLS® #E4438408

\$450,000

4 Bedroom, 2.50 Bathroom, 1,093 sqft

Single Family on 0.00 Acres

Lago Lindo, Edmonton, AB

Welcome to this spacious & well-maintained 4-level split on a quiet cul-de-sac in Lago Lindo! W/ 1092 sqft above grade + additional 942 sq ft below grade, this home offers plenty of room for the whole family. Step inside to discover 4 bedrooms & 2.5 bathrooms, perfect for comfortable living. The primary bedroom is a true retreat, featuring walk-through closet, patio doors w/ potential for a walkout to the back deck & tons of natural light streaming through large windows adorned w/ Hunter Douglas blinds. 3rd level boasts a cozy family room w/ a wet bar, ideal for relaxing or entertaining guests. Recent updates include windows (within 10 years) & a roof (within 5 years), built-in vacuum system, AC & Eaves replacement (2025). Outside, you'll find a double oversized garage & the backyard is truly a private oasis, featuring a south-facing yard that bathes in sunlight, fruit trees, a firepit & plenty of space to unwind or host gatherings. Located on a peaceful cul-de-sac, this home offers privacy & tranquility.

Built in 1983

Essential Information

| | |
|----------|-----------|
| MLS® # | E4438408 |
| Price | \$450,000 |
| Bedrooms | 4 |



| | |
|----------------|------------------------|
| Bathrooms | 2.50 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,093 |
| Acres | 0.00 |
| Year Built | 1983 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 4 Level Split |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 9527 178a Avenue |
| Area | Edmonton |
| Subdivision | Lago Lindo |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5Z 2G8 |

Amenities

| | |
|-----------|------------------------------------|
| Amenities | Fire Pit, Parking-Extra, Wet Bar |
| Parking | Double Garage Detached, Over Sized |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dryer, Garage Opener, Hood Fan, Refrigerator, Stove-Electric, Washer, Garage Heater |
| Heating | Forced Air-1, Natural Gas |
| Stories | 4 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Stucco, Vinyl |
| Exterior Features | Fenced, Flat Site, Fruit Trees/Shrubs, Landscaped, Level Land, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof | Asphalt Shingles |

| | |
|--------------|---------------------|
| Construction | Wood, Stucco, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 24th, 2025 |
| Days on Market | 6 |
| Zoning | Zone 28 |

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