

## **\$570,000 - 2020 125 Street, Edmonton**

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MLS® #E4422416

### **\$570,000**

3 Bedroom, 2.50 Bathroom, 2,168 sqft  
Single Family on 0.00 Acres

Rutherford (Edmonton), Edmonton, AB

This home is just under 2200 sq. feet located in prestigious Rutherford. Do not miss out on this opportunity to own close to all schools and amenities. Features include a Grand Staircase with "open to below" formal Dining Room & Study easily converted into a 4th bedroom. This 3 bedroom luxury home is complete with a gorgeous primary ensuite with a huge soaker tub and a 2 sided tiled shower. Additional luxuries include 9 ft. main floor ceilings, granite countertops in the kitchen, gas fireplace, high efficiency furnace & new hot water tank, Low E windows and a second floor laundry. Huge fenced west facing back yard with a deck. Within walking distance to a sought after school & playground, easy access to Anthony Henday, HWY 2, YEG Int'l Airport, and South Edmonton Common. This won't last long!



Built in 2007

### **Essential Information**

MLS® #	E4422416
Price	\$570,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,168
Acres	0.00

Year Built	2007
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	2020 125 Street
Area	Edmonton
Subdivision	Rutherford (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 0A4

### **Amenities**

Amenities	Ceiling 9 ft., Deck
Parking	Double Garage Attached, Insulated, Over Sized

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door, Mantel, Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Airport Nearby, Cul-De-Sac, Fenced, Flat Site, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **School Information**

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

### **Additional Information**

Date Listed	February 21st, 2025
Days on Market	44
Zoning	Zone 55
HOA Fees	150
HOA Fees Freq.	Annually

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