

## **\$334,900 - 37 2911 36 Street, Edmonton**

MLS® #E4452371

### **\$334,900**

3 Bedroom, 2.50 Bathroom, 1,529 sqft  
Condo / Townhouse on 0.00 Acres

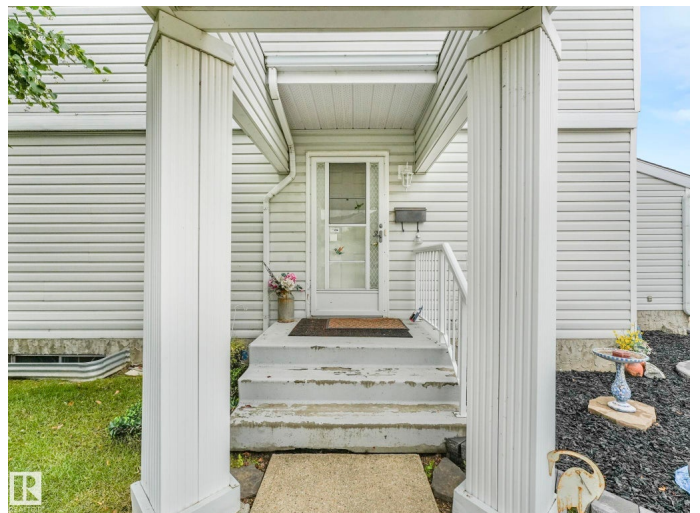
Bisset, Edmonton, AB

Beautiful executive two-storey 1500+square feet townhouse in desirable Bisset Bay. This immaculate end unit home features a well thought floor plan - spacious eat in kitchen w/two tone cabinets & ample counter space, formal dining room (which could be utilized as a den, home office, or flex room), comfortable living room w/large bay window & N/G fireplace, plus a 2 piece powder room. The patio doors from the kitchen take you to a spacious private patio area so you can BBQ and enjoy the long summer nights. Upstairs features a large primary bedroom w/wall-to-wall closets & 5 piece ensuite w/jacuzzi tub, two additional bedrooms, linen closet, and 4 piece bathroom. The fully finished basement features the huge recreation room w/bar, storage closet, and utility/storage/laundry room. The double attached garage is fully insulated and provides parking for two vehicles plus additional storage space. This well run complex offers carefree living in a quiet & easily accessible location for you and your family.

Built in 1991

### **Essential Information**

|        |           |
|--------|-----------|
| MLS® # | E4452371  |
| Price  | \$334,900 |



|                |                   |
|----------------|-------------------|
| Bedrooms       | 3                 |
| Bathrooms      | 2.50              |
| Full Baths     | 2                 |
| Half Baths     | 1                 |
| Square Footage | 1,529             |
| Acres          | 0.00              |
| Year Built     | 1991              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 37 2911 36 Street |
| Area        | Edmonton          |
| Subdivision | Bisset            |
| City        | Edmonton          |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T6L 6K4           |

### Amenities

|           |                                                                                                                                |
|-----------|--------------------------------------------------------------------------------------------------------------------------------|
| Amenities | Bar, Detectors Smoke, Hot Water Natural Gas, No Smoking Home, Parking-Visitor, Patio, Smart/Program. Thermostat, Vinyl Windows |
| Parking   | Double Garage Attached, Insulated                                                                                              |

### Interior

|                   |                                                                                                                   |
|-------------------|-------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                  |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer, Window Coverings |
| Heating           | Forced Air-1, Natural Gas                                                                                         |
| Fireplace         | Yes                                                                                                               |
| Fireplaces        | Corner, Mantel, Tile Surround                                                                                     |
| Stories           | 3                                                                                                                 |
| Has Basement      | Yes                                                                                                               |
| Basement          | Full, Finished                                                                                                    |

### Exterior

|          |             |
|----------|-------------|
| Exterior | Wood, Vinyl |
|----------|-------------|

|                   |                                                                                                                                                    |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Golf Nearby, Landscaped, Level Land, No Back Lane, No Through Road, Paved Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles                                                                                                                                   |
| Construction      | Wood, Vinyl                                                                                                                                        |
| Foundation        | Concrete Perimeter                                                                                                                                 |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 11th, 2025 |
| Days on Market | 37                |
| Zoning         | Zone 29           |
| Condo Fee      | \$452             |

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Listing information last updated on September 16th, 2025 at 11:47pm MDT