

## \$550,000 - 479 Ozerna Road, Edmonton

MLS® #E4441621

**\$550,000**

3 Bedroom, 2.50 Bathroom, 1,890 sqft

Single Family on 0.00 Acres

Mayliewan, Edmonton, AB

Executive 3 Bedroom, 3 Bathroom two storey, 1889 sqft home features a rare triple heated Garage with 220 Wiring, Hardwood Floors, large open kitchen, oak cabinets, main floor Laundry, fireplace, and Den. Newer flooring, roof (2018), dishwasher & Fridge/Stove (2.5 yrs) completes some of the recent upgrades. Large Master Bedroom with gorgeous ensuite, jacuzzi tub and stand up shower and 2 other large sized bedrooms completes the upstairs. Close to many amenities, Anthony Henday, Schools, and bus stops.

Built in 2002

### Essential Information

MLS® #	E4441621
Price	\$550,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,890
Acres	0.00
Year Built	2002
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active



## Community Information

Address	479 Ozerna Road
Area	Edmonton
Subdivision	Mayliewan
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5Z 3P8

## Amenities

Amenities	Air Conditioner, Deck, Detectors Smoke, Exterior Walls- 2"x6", No Smoking Home
Parking Spaces	6
Parking	Triple Garage Attached

## Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher - Energy Star, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer
Heating	Forced Air-1, Natural Gas
Fireplaces	Insert, Tile Surround
Stories	2
Has Basement	Yes
Basement	Full, Partially Finished

## Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Flat Site, Fruit Trees/Shrubs, Landscaped, Level Land, Low Maintenance Landscape, No Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

## Additional Information

Date Listed	June 10th, 2025
Days on Market	54
Zoning	Zone 28

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