

\$474,900 - 1816 Kramer Place, Edmonton

MLS® #E4431018

\$474,900

5 Bedroom, 3.00 Bathroom, 1,252 sqft
Single Family on 0.00 Acres

Kiniski Gardens, Edmonton, AB

Welcome to your dream family home! This spacious 5-bedroom residence is ideally located just a block from the RAVINE and close to schools, parks, and playgrounds. Meticulously maintained, it features fresh flooring, updated paint, newer fixtures and A/C! Step inside the grand entrance with high ceilings and natural light, leading to an insulated and heated double garage. The main floor features two bedrooms with hardwood floors, an open living room with soaring ceilings and gas fireplace, and a stylish 4-piece bathroom. The open-concept kitchen is a chef's dream, offering a large island, brand new fridge, a beautiful tiled backsplash and easy access to the deck and yard. Upstairs, the expansive primary suite boasts hardwood flooring, a walk-in closet, and a luxurious 4-piece ensuite with a Jacuzzi tub. Downstairs, enjoy a large family room with newer carpet along with two additional large bedrooms, ample storage, and a 3-piece bath. Roof was done in 2018! This home is a Must see!

Built in 1996

Essential Information

| | |
|--------|-----------|
| MLS® # | E4431018 |
| Price | \$474,900 |



| | |
|----------------|------------------------|
| Bedrooms | 5 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 1,252 |
| Acres | 0.00 |
| Year Built | 1996 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 1816 Kramer Place |
| Area | Edmonton |
| Subdivision | Kiniski Gardens |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6L 6X6 |

Amenities

| | |
|-----------|--|
| Amenities | Off Street Parking, Air Conditioner, Deck, Detectors Smoke, Vaulted Ceiling, Vinyl Windows |
| Parking | Double Garage Attached |

Interior

| | |
|-------------------|--|
| Interior Features | ensuite bathroom |
| Appliances | Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Oven-Microwave, Refrigerator, Stove-Electric, Washer, Window Coverings, Garage Heater |
| Heating | Forced Air-1, Natural Gas |
| Stories | 3 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Fenced, Flat Site, Landscaped, Level Land, Low Maintenance Landscape, Playground Nearby, Public Transportation |

| | |
|--------------|--------------------|
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 15th, 2025 |
| Days on Market | 6 |
| Zoning | Zone 29 |

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