

\$399,000 - 2904 31 Street, Edmonton

MLS® #E4448892

\$399,000

3 Bedroom, 2.00 Bathroom, 1,118 sqft

Single Family on 0.00 Acres

Silver Berry, Edmonton, AB

Welcome to this beautifully maintained 4-level split in the heart of Silver Berry! With 1,638 sq ft of living space, this freshly updated home features new carpet and paint throughout, giving it a modern, move-in-ready feel. Enjoy the spacious open-concept layout with a bright living room, functional kitchen, and plenty of storage. The upper level offers 3 generous bedrooms, including a large primary suite, and a versatile loft—perfect for an office, playroom, or cozy reading nook. The walkout basement provides additional living space, ideal for a family room, gym, or guest area. Thoughtfully designed across four levels, this home is perfect for growing families or those looking for flexibility in layout. Located in a quiet, family-friendly neighborhood, you're minutes from schools, parks, shopping, and transit. This is your chance to live in the sought-after Silver Berry community. Don't miss out—this one won't last!

Built in 2002

Essential Information

MLS® #	E4448892
Price	\$399,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2



Square Footage	1,118
Acres	0.00
Year Built	2002
Type	Single Family
Sub-Type	Detached Single Family
Style	4 Level Split
Status	Active

Community Information

Address	2904 31 Street
Area	Edmonton
Subdivision	Silver Berry
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 1V1

Amenities

Amenities	On Street Parking, Crawl Space, Detectors Smoke, No Animal Home, No Smoking Home, Vinyl Windows
Parking	No Garage

Interior

Appliances	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	3
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Fenced, Flat Site, Golf Nearby, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed July 21st, 2025
Days on Market 7
Zoning Zone 30

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