

\$609,900 - 6003 37b Avenue, Edmonton

MLS® #E4441743

\$609,900

5 Bedroom, 3.50 Bathroom, 2,583 sqft

Single Family on 0.00 Acres

Hillview, Edmonton, AB

Welcome to your perfect home! Spacious, centrally air-conditioned 5 bed, 4 bath house on a pie-shaped lot in a quiet cul-de-sac, backing onto a walking trail. With over 2,580 sq ft of above grade living space, the bright and open main floor features a formal living & dining room, functional wrap-around kitchen with gas cooktop, breakfast nook & cozy family room with fireplace, laundry room & half-bath. Upstairs, you will get primary suite with a walk-in closet & 4-pc ensuite, three additional bedrooms & a full bath. The fully-finished basement features a large recreation room, 5th bedroom, 3-pc bath, and ample storage space. Enjoy your huge private backyard with a massive deck, pergola and a fire pit. Few steps away from Greenview Elementary School, parks & bus stop. Close to LRT station, Millbourne Market Mall, Mill Woods Golf Course, Mill Woods Town Centre & Grey Nuns Hospital. With easy access to Whitemud Drive, makes this home a smart choice for growing families.

Built in 1989

Essential Information

MLS® # E4441743

Price \$609,900

Bedrooms 5



Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	2,583
Acres	0.00
Year Built	1989
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

Community Information

Address	6003 37b Avenue
Area	Edmonton
Subdivision	Hillview
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6L 6E6

Amenities

Amenities	Air Conditioner, Carbon Monoxide Detectors, Deck, Fire Pit, Patio, Smart/Program. Thermostat
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Gas, Vacuum System Attachments, Washer, Window Coverings
Heating	Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Glass Door
Stories	3
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Brick, Vinyl
Exterior Features	Backs Onto Park/Trees, Cul-De-Sac, Fenced, Golf Nearby, Landscaped, No Back Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	June 11th, 2025
Days on Market	7
Zoning	Zone 29

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on June 18th, 2025 at 2:02am MDT