

# \$759,000 - 348 33 Avenue, Edmonton

MLS® #E4453863

**\$759,000**

6 Bedroom, 5.00 Bathroom, 2,290 sqft  
Single Family on 0.00 Acres

Maple Crest, Edmonton, AB

Welcome to this stunning custom-built property by Art Homes, perfectly situated on a ravine lot in the sought-after Maple Crest community. Luxurious living, this home boasts a triple garage, 9-ft ceilings on both main and basement levels, and modern finishes including MDF shelving, luxury vinyl plank flooring, and triple-pane windows. The main floor features a spacious bedroom with full bath, two living areas (one with open-to-above design), and a chef's dream kitchen with waterfall quartz island plus a separate spice kitchen. Upstairs, enjoy a cozy bonus room, convenient laundry, and 3 bedrooms each with walk-in closets and ensuite baths, including a master retreat with a spa-like 5-pc ensuite. The fully finished legal basement suite with side entry adds 2 bedrooms, kitchen, and large living space, perfect for multi-generational living or rental income. A rare opportunity not to be missed!

Built in 2022

## Essential Information

MLS® #	E4453863
Price	\$759,000
Bedrooms	6
Bathrooms	5.00
Full Baths	5



Square Footage	2,290
Acres	0.00
Year Built	2022
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	348 33 Avenue
Area	Edmonton
Subdivision	Maple Crest
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6T 2S8

### **Amenities**

Amenities	Air Conditioner, Ceiling 9 ft., Hot Water Tankless, 9 ft. Basement Ceiling
Parking	Triple Garage Attached

### **Interior**

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Garage Control, Garage Opener, Oven-Microwave, Stove-Countertop Gas, Stove-Electric, Stove-Gas, Refrigerators-Two
Heating	Forced Air-2, Natural Gas
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Backs Onto Park/Trees
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed August 20th, 2025

Days on Market 12

Zoning Zone 30

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Listing information last updated on September 1st, 2025 at 3:02pm MDT