

## \$425,000 - 1826 Rutherford Road, Edmonton

MLS® #E4438321

**\$425,000**

3 Bedroom, 2.50 Bathroom, 1,421 sqft

Single Family on 0.00 Acres

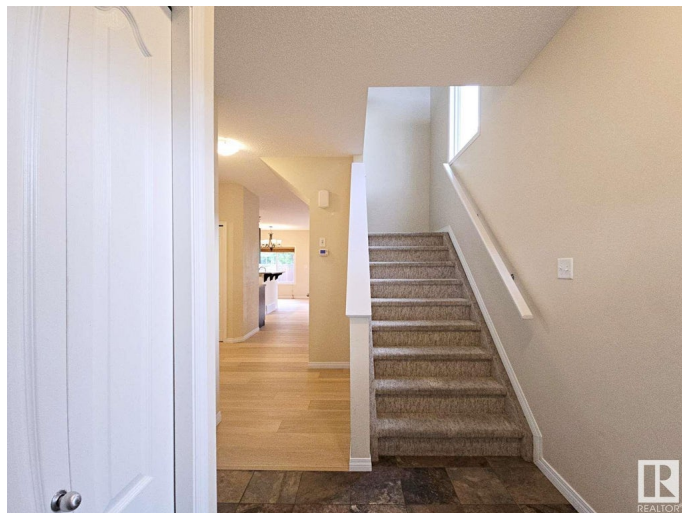
Rutherford (Edmonton), Edmonton, AB

This 1,421 sq. ft. 2-storey half duplex is ideally located in the welcoming community of Rutherford. The open-concept main floor features 9' ceilings, high-end engineered oak flooring, and a sleek kitchen with brand new stainless steel appliances, a pantry, and an eat-up bar. Bright living and dining areas are filled with natural light and open onto a private back deckâ€”perfect for relaxing or entertaining. Upstairs offers a spacious primary suite with a walk-in closet and 3-piece ensuite, two additional bedrooms, a full bath, and a flexible bonus room. Additional highlights include a single attached garage that fits a vehicle up to 210 inches and a prime locationâ€”walking distance to public and Catholic Kâ€”9 schools, close to parks, trails, shopping, and with quick access to Anthony Henday and the airport.

Built in 2013

### Essential Information

MLS® #	E4438321
Price	\$425,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,421



Acres	0.00
Year Built	2013
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

### Community Information

Address	1826 Rutherford Road
Area	Edmonton
Subdivision	Rutherford (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 0Z8

### Amenities

Amenities	Ceiling 9 ft., Deck, Exterior Walls- 2"x6"
Parking	Single Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Airport Nearby, Fenced, Flat Site, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed	May 23rd, 2025
Days on Market	2

## Zoning

## Zone 55

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 May 25th, 2025 at 9:02pm MDT