

\$399,900 - 40 Hughes Road, Edmonton

MLS® #E4463396

\$399,900

3 Bedroom, 2.50 Bathroom, 1,113 sqft

Single Family on 0.00 Acres

Overlanders, Edmonton, AB

If you need room to entertain, appreciate modern upgrades, dream of a 6500 sq ft lot to grow your garden, need a long driveway to park your RV during summer months & absolutely must have a heated, insulated, oversized garage then keep reading. This 3 brm + 2 bath, 4 level split has a great layout for hosting. You will be impressed by the first floor which hosts a large open concept kitchen and living room. Head up a few steps to your 3 spacious bedrooms and bathroom with access to the large, two-tier composite deck. Head down to the 3rd level and find 3 more good-sized rooms used as a walk-in closet, gym and living room. 4th floor hosts the laundry area, 2nd 4 pc bath, utility room & another awesome room for storage. This home has been almost completely upgraded. New baseboards, fresh paint throughout, newer bathrooms, new kitchen, some new light fixtures, & what you don't see but will appreciate, upgraded sewer line to municipal w/ backwater valve. Close to shopping, schools, Yellowhead & Anthony Henday.

Built in 1978

Essential Information

MLS® # E4463396

Price \$399,900



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	1,113
Acres	0.00
Year Built	1978
Type	Single Family
Sub-Type	Detached Single Family
Style	4 Level Split
Status	Active

Community Information

Address	40 Hughes Road
Area	Edmonton
Subdivision	Overlanders
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5A 4E2

Amenities

Amenities	Air Conditioner, Carbon Monoxide Detectors, Deck, Fire Pit, Hot Water Natural Gas
Parking	Double Garage Detached, Over Sized, RV Parking

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Opener, Microwave Hood Fan, Storage Shed, Stove-Electric, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Stories	4
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	Fenced, Landscaped, Public Transportation, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 24th, 2025
Days on Market	12
Zoning	Zone 35

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 November 5th, 2025 at 11:17am MST