

\$449,000 - 11916 89 St Nw, Edmonton

MLS® #E4456600

\$449,000

3 Bedroom, 3.00 Bathroom, 1,686 sqft
Single Family on 0.09 Acres

Alberta Avenue, Edmonton, Alberta

HIDDEN GEM! Custom built in 2017, this beautiful NEWER infill home is located in Edmonton's core area, just minutes to downtown, NAIT, LRT, schools, playgrounds, and all amenities. The main floor features 9FT ceilings, a spacious living room, bright dining area, and a modern kitchen with granite countertops & high-end stainless steel appliances, plus a half bath and laundry. Upstairs offers a bonus room, a generous primary suite with walk-in closet & 4-pc ensuite, two additional bedrooms, and a full bath. The separate side entrance leads to a 9FT basement with 4 large windows & full rough-ins—ready for development into a luxury family space or legal suite. Concrete walkways, deck, and new landscaping are complete. A double detached garage sits on the extra-deep 150FT lot, providing a large backyard for outdoor enjoyment. Move-in ready and perfectly located! (id:6289)

Built in 2017

Essential Information

Listing #	E4456600
Price	\$449,000
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Square Footage	1,686
Acres	0.09



Year Built	2017
Type	Single Family
Sub-Type	Freehold

Community Information

Address	11916 89 St Nw
Subdivision	Alberta Avenue
City	Edmonton
Province	Alberta
Postal Code	T5B3V8

Amenities

Amenities	Playground, Schools, Shopping, Ceiling - 9ft
Features	See remarks, Flat site, Lane, No Smoking Home
Parking	Detached Garage
# of Garages	1

Interior

Appliances	Dishwasher, Dryer, Garage door opener remote(s), Garage door opener, Hood Fan, Refrigerator, Stove, Washer, Window Coverings
Heating	Forced air
# of Stories	2

Listing Details

Listing Office	MaxWell Polaris
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