

\$335,000 - 11719 96 St Nw, Edmonton

MLS® #E4457508

\$335,000

4 Bedroom, 2.00 Bathroom, 1,036 sqft
Single Family on 0.09 Acres

Alberta Avenue, Edmonton, Alberta

Discover the enduring charm of this 1940s home, nestled in one of Edmonton's historic tree-lined neighborhoods. Full of vintage character, the home showcases original details like classic casings, solid wood doors, and art-deco inspired kitchen cabinetry. The bright south-facing dining room opens to a sun-filled living room, while the fully finished basement offers a 2-bedroom self-contained in-law suite with a private entrance. A bonus attic living space adds flexibility for a private retreat, office, or creative studio. Providing assurance with upgrades, including plumbing, electrical, HWT and furnace for comfort and efficiency. A great opportunity to own a true heritage gem in a walkable central location. (id:6289)

Built in 1945

Essential Information

Listings #	E4457508
Price	\$335,000
Bedrooms	4
Bathrooms	2.00
Square Footage	1,036
Acres	0.09
Year Built	1945
Type	Single Family
Sub-Type	Freehold

Community Information



Address	11719 96 St Nw
Subdivision	Alberta Avenue
City	Edmonton
Province	Alberta
Postal Code	T5G1V1

Amenities

Amenities	Shopping
Features	Flat site, Lane, Wood windows, No Smoking Home
Parking	Detached Garage
# of Garages	1

Interior

Appliances	Dishwasher, Dryer, Washer, Refrigerator, Two stoves
Heating	Forced air
Fireplace	Yes
Fireplaces	Electric
# of Stories	2
Has Basement	Yes
Basement	Walk out

Listing Details

Listing Office	RE/MAX River City
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