

# \$474,900 - 12831 149 Av Nw, Edmonton

MLS® #E4458721

**\$474,900**

4 Bedroom, 3.00 Bathroom, 1,604 sqft

Single Family on 0.08 Acres

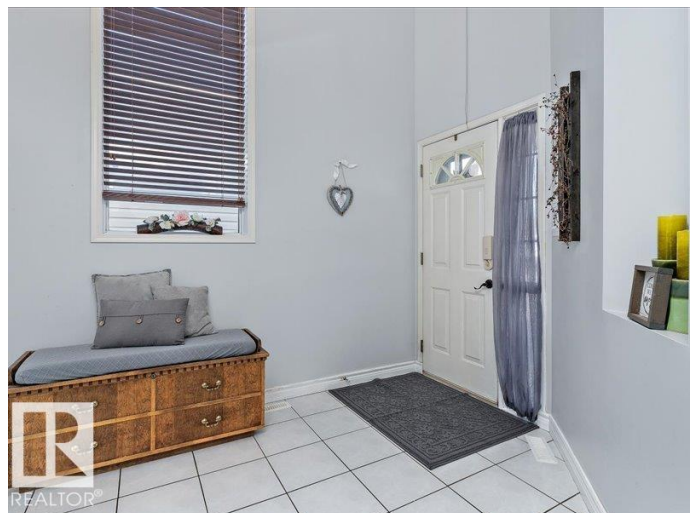
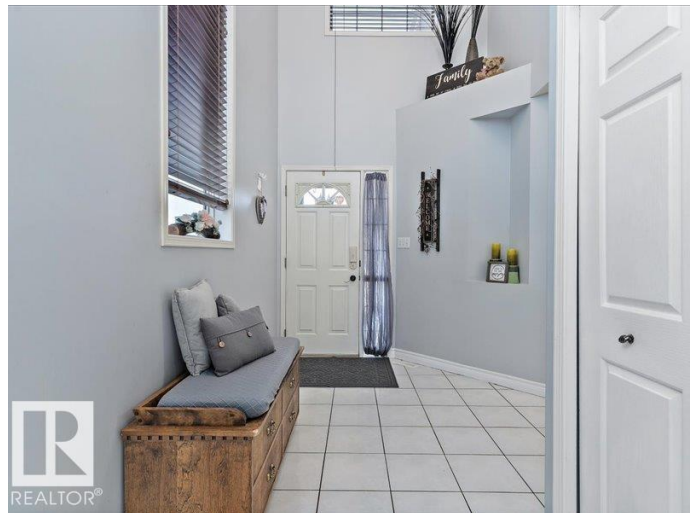
Cumberland, Edmonton, Alberta

Charming and well cared for 2 Storey home with 3 + 1 bedrooms and 3 bathrooms. This property has many features as you walk through the door, the entrance has a cathedral ceiling and ceramic flooring leading to cozy livingroom with Brazilian hardwood flooring, gas fireplace - tile surround, the bright open kitchen has ample cupboard and counter top space, gas stove, newer built in dishwasher and fridge (2022) and convenient breakfast bar. Mainfloor laundry washer/dryer purchased in 2023 and 2 piece bathroom. Three generous size bedroom upstairs, master bedroom has with walk in closet and 4 piece ensuite renovated in 2020. The basement is fully finished with updated carpeting (2020), an additional bedroom and rec room. Enjoy the fully fenced private backyard with a beautiful 2 tiered aggregate patio. Roof, Furnace and Central Air-Conditioning replaced (2018), Hot Water Tank (2022) and Garage Opener (2023). Come see this beautiful home today! (id:6289)

Built in 1995

## Essential Information

|            |           |
|------------|-----------|
| Listing #  | E4458721  |
| Price      | \$474,900 |
| Bedrooms   | 4         |
| Bathrooms  | 3.00      |
| Half Baths | 1         |



|                |               |
|----------------|---------------|
| Square Footage | 1,604         |
| Acres          | 0.08          |
| Year Built     | 1995          |
| Type           | Single Family |
| Sub-Type       | Freehold      |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 12831 149 Av Nw |
| Subdivision | Cumberland      |
| City        | Edmonton        |
| Province    | Alberta         |
| Postal Code | T6V1G1          |

### Amenities

|              |                                                                 |
|--------------|-----------------------------------------------------------------|
| Amenities    | Playground, Public Transit, Schools, Shopping                   |
| Features     | See remarks, No back lane, Park/reserve, No Smoking Home, Level |
| Parking      | Attached Garage                                                 |
| # of Garages | 1                                                               |

### Interior

|              |                                                                                                                                                     |
|--------------|-----------------------------------------------------------------------------------------------------------------------------------------------------|
| Appliances   | Dishwasher, Dryer, Fan, Garage door opener remote(s), Garage door opener, Hood Fan, Microwave, Refrigerator, Gas stove(s), Washer, Window Coverings |
| Heating      | Forced air                                                                                                                                          |
| Cooling      | Central air conditioning                                                                                                                            |
| Fireplace    | Yes                                                                                                                                                 |
| Fireplaces   | Gas                                                                                                                                                 |
| # of Stories | 2                                                                                                                                                   |
| Has Basement | Yes                                                                                                                                                 |

### Listing Details

|                |                                  |
|----------------|----------------------------------|
| Listing Office | Royal LePage Premier Real Estate |
|----------------|----------------------------------|



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Listing information last updated on October 20th, 2025 at 9:16am MDT