

\$1,795,000 - 11204 & 11206 55 Av Nw, Edmonton

MLS® #E4458788

\$1,795,000

5 Bedroom, 4.00 Bathroom, 3,394 sqft

Single Family on 0.15 Acres

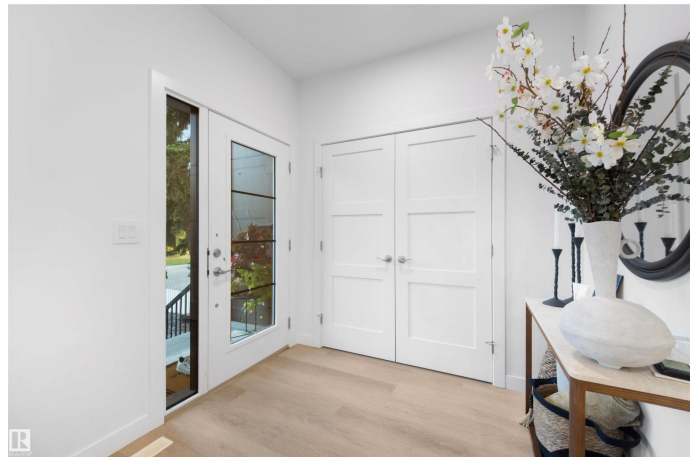
Lendrum Place, Edmonton, Alberta

In the desirable community of Lendrum Place, this rare side-by-side duplex on one title offers both elegance and investment appeal, with four legal suites thoughtfully designed for modern living. Each side features a spacious three-bedroom suite above, paired with a bright two-bedroom suite below, creating versatility for families and professionals alike. Contemporary finishes, and low-maintenance landscaping ensures lasting appeal. With two double detached garages, convenient laneway access, and street parking, provide exceptional functionality for residents and guests alike. With income potential and timeless style, this property balances elegance and practicality in equal measure. A standout in a mature neighbourhood, it offers both stability and sophistication. An asset as impressive as it is versatile. (id:6289)

Built in 2021

Essential Information

Listing #	E4458788
Price	\$1,795,000
Bedrooms	5
Bathrooms	4.00
Half Baths	1
Square Footage	3,394
Acres	0.15
Year Built	2021



Type	Single Family
Sub-Type	Freehold

Community Information

Address	11204 & 11206 55 Av Nw
Subdivision	Lendrum Place
City	Edmonton
Province	Alberta
Postal Code	T6H0X1

Amenities

Amenities	Playground, Public Transit, Shopping
Features	See remarks, Flat site, Lane
Parking	Detached Garage
# of Garages	1

Interior

Appliances	See remarks
Heating	Forced air
# of Stories	2
Has Basement	Yes
Basement	Suite

Listing Details

Listing Office	Sotheby's International Realty Canada
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