

# \$300,000 - 12410 90 St Nw, Edmonton

MLS® #E4460682

**\$300,000**

2 Bedroom, 1.00 Bathroom, 756 sqft

Single Family on 0.13 Acres

Delton, Edmonton, Alberta

Welcome to the mature community of Delton! This charming and well-maintained home offers 750 square feet of comfortable living, making it perfect for first-time buyers. Step inside to find hardwood floors, an updated kitchen with stainless steel appliances, newer windows, and a newer roof for peace of mind. The main floor features 2 cozy bedrooms and a full bath, while the finished basement adds a spacious rec room for extra living space. Outside, you'll love the large wrap-around deck with gazebo, perfect for summer BBQs and entertaining. The fully fenced yard provides plenty of room for kids, pets, or gardening, and the single detached garage adds convenience. With a large yard, recent updates, and a welcoming layout, this home offers excellent value in a central location, close to schools, shopping, and public transit. A fantastic opportunity to get into home ownership with nothing to do but move in and enjoy! (id:6289)

Built in 1949

## Essential Information

|                |           |
|----------------|-----------|
| Listings #     | E4460682  |
| Price          | \$300,000 |
| Bedrooms       | 2         |
| Bathrooms      | 1.00      |
| Square Footage | 756       |
| Acres          | 0.13      |



|            |               |
|------------|---------------|
| Year Built | 1949          |
| Type       | Single Family |
| Sub-Type   | Freehold      |
| Style      | Bungalow      |

### Community Information

|             |                |
|-------------|----------------|
| Address     | 12410 90 St Nw |
| Subdivision | Delton         |
| City        | Edmonton       |
| Province    | Alberta        |
| Postal Code | T5B3Z8         |

### Amenities

|              |                                                     |
|--------------|-----------------------------------------------------|
| Amenities    | Playground, Public Transit, Shopping, Vinyl Windows |
| Features     | Flat site, Lane, No Animal Home, No Smoking Home    |
| Parking      | Detached Garage                                     |
| # of Garages | 1                                                   |

### Interior

|              |                                                                                          |
|--------------|------------------------------------------------------------------------------------------|
| Appliances   | Alarm System, Dishwasher, Dryer, Microwave Range Hood Combo, Refrigerator, Stove, Washer |
| Heating      | Forced air                                                                               |
| # of Stories | 1                                                                                        |
| Has Basement | Yes                                                                                      |

### Listing Details

|                |                           |
|----------------|---------------------------|
| Listing Office | MaxWell Devonshire Realty |
|----------------|---------------------------|



The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on October 17th, 2025 at 1:01am MDT