

\$435,000 - #1 11326 95a St Nw, Edmonton

MLS® #E4461549

\$435,000

4 Bedroom, 4.00 Bathroom, 1,086 sqft

Single Family on 0.05 Acres

Alberta Avenue, Edmonton, Alberta

Gorgeous half duplex with legal basement suite & NO condo Fees!! Qualify for a larger mortgage with the rental income from your suite or above. An great real estate investment! A turn-key home that includes all appliances (including suite!), fencing, and landscaping! Includes detached single car garage. Modern open concept design with high-end finishing, including vinyl-plank flooring, pot lights & electric fireplace! Perfect layout for entertaining! Kitchen features quartz counter tops, modern cabinets, soft close drawers & Samsung stainless steel appliances. 3 generous bedrooms with a stylish 4pc bathroom and a 3 pc ensuite in the master suite. Upstairs laundry and NO CONDO FEES! The legal basement suite features a living area, full kitchen, laundry and 1 spacious bedroom. All with the same high end finishings as upstairs. A truly great investment property! Close to Kingsway Mall, Yellowhead Trail and the Royal Alex Hospital. This is the investment you have been waiting for! (id:6289)

Built in 2020

Essential Information

Listing #	E4461549
Price	\$435,000
Bedrooms	4
Bathrooms	4.00



Half Baths	1
Square Footage	1,086
Acres	0.05
Year Built	2020
Type	Single Family
Sub-Type	Condominium/Strata

Community Information

Address	#1 11326 95a St Nw
Subdivision	Alberta Avenue
City	Edmonton
Province	Alberta
Postal Code	T5G1P1

Amenities

Amenities	Playground, Public Transit, Schools, Shopping
Features	Lane, No Smoking Home
Parking	Detached Garage
# of Garages	1

Interior

Appliances	Dishwasher, Garage door opener remote(s), Garage door opener, Microwave Range Hood Combo, Window Coverings, Dryer, Refrigerator, Two stoves, Two Washers
Heating	Forced air
Fireplace	Yes
Fireplaces	Electric
# of Stories	2
Has Basement	Yes
Basement	Suite

Listing Details

Listing Office	MaxWell Progressive
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