# \$429,000 - 13567 107a Avenue, Edmonton

MLS® #E4439948

#### \$429,000

4 Bedroom, 1.50 Bathroom, 1,593 sqft Single Family on 0.00 Acres

North Glenora, Edmonton, AB

INVESTOR ALERT! This 1593 sq ft home is located on a 50x115 lot. This 1.5 story home comes with 4 bedrooms, 1.5 bathrooms, large living room and a kitchen. Upper level offers offers a bonus room with built, a huge primary and a good sized second bedroom, the basement is developed with a family room, storage, mechanical and laundry. This property offers excellent potential for subdivision, allowing for the construction of a custom home or two skinny homes on a lot. it is conveniently located near the University of Alberta, MacEwan University and Edmonton downtown.



#### **Essential Information**

MLS® # E4439948 Price \$429,000

Bedrooms 4

Bathrooms 1.50

Full Baths 1

Half Baths 1

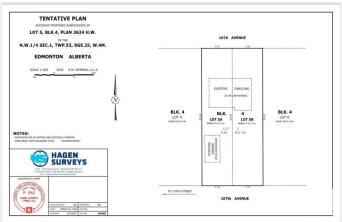
Square Footage 1,593 Acres 0.00

Year Built 1952

Type Single Family

Sub-Type Detached Single Family







Style 1 and Half Storey

Status Active

## **Community Information**

Address 13567 107a Avenue

Area Edmonton

Subdivision North Glenora

City Edmonton
County ALBERTA

Province AB

Postal Code T5M 2A6

#### **Amenities**

Amenities See Remarks

Parking Single Garage Detached

#### Interior

Appliances Dryer, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric,

Washer

Heating Forced Air-2, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Back Lane, Fenced, Landscaped, Playground Nearby, Public Swimming

Pool, Public Transportation, Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

### **Additional Information**

Date Listed June 2nd, 2025

Days on Market 20

Zoning Zone 07

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