

## **\$469,000 - 11915 136 Street, Edmonton**

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MLS® #E4427048

### **\$469,000**

4 Bedroom, 3.00 Bathroom, 1,496 sqft  
Single Family on 0.00 Acres

Dovercourt, Edmonton, AB

This 1496 sq ft Bungalow is situated on a massive 9,698 sq ft lot complete with a mechanics dream double attached and a double detached garage. This European inspired bungalow has many special features such as a custom made stone fireplace , maple hardwood flooring with walnut inlay, kitchen with granite counter tops and slate tile flooring . The dining room has built in cabinets with French doors leading to a raised concrete deck . The basement has a separate entrance with a 4th bedroom , 2nd kitchen , sunken living room with fireplace and bathroom. Features 2 furnaces with newer motors and never run out of hot water with hot water on demand. You will stay cool this summer with the roof top air conditioner. The home will need some updating but has great potential and is ideal for large families or infill. Great location close to schools , shopping and public transportation.



Built in 1976

### **Essential Information**

MLS® #	E4427048
Price	\$469,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3

Square Footage	1,496
Acres	0.00
Year Built	1976
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### **Community Information**

Address	11915 136 Street
Area	Edmonton
Subdivision	Dovercourt
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5L 1Z7

### **Amenities**

Amenities	Air Conditioner, Deck, Hot Water Tankless, Workshop
Parking	Double Garage Attached, Double Garage Detached, Heated, Insulated

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Storage Shed, Washer, Window Coverings, See Remarks, Refrigerators-Two
Heating	Forced Air-2, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Brick, Vinyl
Exterior Features	Back Lane, Corner Lot, Fenced, Flat Site, Landscaped, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Brick, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed March 22nd, 2025

Days on Market 16

Zoning Zone 04

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Listing information last updated on April 7th, 2025 at 9:17pm MDT