

\$669,900 - 11429 80 Avenue, Edmonton

MLS® #E4438062

\$669,900

4 Bedroom, 3.50 Bathroom, 1,604 sqft

Single Family on 0.00 Acres

McKernan, Edmonton, AB

Welcome to this stunning air conditioned Half Duplex home w/ a LEGAL basement suite in McKernan. Steps to Belgravia/McKernan LRT station. This modern 2 storey duplex home is perfectly combines w/ design & functionality. Main floor features a flex room at the front - perfect for an open office or a kid's play/music room. Kitchen has full height cabinets w/ designer finish, quartz ctps, tile backsplash & stainless steel appliances. Upstairs you will find 3 good sized bedrooms. Primary bedroom comes with a W/I closet and 5 pc ensuite. Separate entrance leads to the ONE bedroom legal suite basement w/ its own laundry. Low maintenance landscaping. This is a perfect property for yourself to live upstairs with a mortgage helper or simply a great investment property.

Built in 2017

Essential Information

MLS® #	E4438062
Price	\$669,900
Bedrooms	4
Bathrooms	3.50
Full Baths	3
Half Baths	1
Square Footage	1,604
Acres	0.00



Year Built	2017
Type	Single Family
Sub-Type	Half Duplex
Style	2 Storey
Status	Active

Community Information

Address	11429 80 Avenue
Area	Edmonton
Subdivision	McKernan
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6G 0R6

Amenities

Amenities	Air Conditioner, Ceiling 10 ft., See Remarks
Parking	Double Garage Detached

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Garage Control, Garage Opener, Hood Fan, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two
Heating	Forced Air-1, Natural Gas
Stories	3
Has Suite	Yes
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Stucco
Exterior Features	Back Lane, Fenced, Park/Reserve, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	May 23rd, 2025
-------------	----------------

Days on Market 5

Zoning Zone 15

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on May 28th, 2025 at 7:32am MDT