

## **\$299,000 - 12936 85 Street Nw, Edmonton**

MLS® #E4378542

**\$299,000**

3 Bedroom, 2.00 Bathroom, 1,044 sqft  
Single Family on 0.17 Acres

Killarney, Edmonton, AB

**FULLY RENOVATED BASEMENTLESS HOME!** Situated on a huge 50â€™x150â€™ RF4 lot in a family friendly neighborhood. The open concept layout, large windows and kitchen decorated with SS appliances, modern/neutral color scheme from the laminate flooring and ceramic tile that flows through the main living space and in the bath and bedrooms! Three large bedrooms, two 4pc baths, and a spacious laundry room all on one level provide ample space for friends and family. The rear entrance has additional storage and a large laundry room. The home boasts new siding, windows, flooring, bathrooms, kitchen, electrical and plumbing! Conveniently located near public transit, the Yellowhead, shopping, schools and parks!



Built in 1958

### **Essential Information**

MLS® #	E4378542
Price	\$299,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,044
Acres	0.17
Year Built	1958

Type	Single Family
Sub-Type	Residential Detached Single Family
Style	Bungalow

### Community Information

Address	12936 85 Street Nw
Area	Edmonton
Subdivision	Killarney
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5E 2Y9

### Amenities

Amenities	See Remarks
Features	See Remarks
Parking	Parking Pad Cement or Paved

### Interior

Interior	Ceramic Tile, Laminate Flooring
Interior Features	Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Washer
Heating	Forced Air-1
# of Stories	1
Basement	None, No Basement

### Exterior

Exterior	Vinyl
Exterior Features	See Remarks
Construction	Wood Frame

### Additional Information

Date Listed	March 22nd, 2024
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