

\$320,000 - 12311 104 Street, Edmonton

MLS® #E4419822

\$320,000

5 Bedroom, 2.00 Bathroom, 1,200 sqft

Single Family on 0.00 Acres

Westwood (Edmonton), Edmonton, AB

Get Inspired in Westwood! ATTENTION INVESTORS - Fantastic redevelopment opportunity in desirable WESTWOOD ON A BEAUTIFUL TREED LOT. 44x149.93 Lot. Great holding property with 4 beds and 2 full baths. Side entry and opportunity for an In-Law Suite in the basement! Double Garage in the back and a large yard. Fantastic building opportunity. Lots of infills, Side By Side Duplexes and 4 Plexes in the area! With ease of access to Yellowhead, Nait, Kingsway and Downtown. Take advantage of the MLI select programs!

Built in 1949

Essential Information

| | |
|----------------|------------------------|
| MLS® # | E4419822 |
| Price | \$320,000 |
| Bedrooms | 5 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 1,200 |
| Acres | 0.00 |
| Year Built | 1949 |
| Type | Single Family |
| Sub-Type | Detached Single Family |
| Style | 1 and Half Storey |
| Status | Active |



Community Information

| | |
|-------------|---------------------|
| Address | 12311 104 Street |
| Area | Edmonton |
| Subdivision | Westwood (Edmonton) |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T6G 2L9 |

Amenities

| | |
|-----------|---------------------------------------|
| Amenities | Off Street Parking, On Street Parking |
| Parking | Single Garage Detached |

Interior

| | |
|--------------|---|
| Appliances | Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

| | |
|-------------------|--|
| Exterior | Wood, Vinyl |
| Exterior Features | Back Lane, Fenced, Flat Site, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby |
| Roof | Asphalt Shingles |
| Construction | Wood, Vinyl |
| Foundation | Concrete Perimeter |

Additional Information

| | |
|----------------|--------------------|
| Date Listed | January 31st, 2025 |
| Days on Market | 94 |
| Zoning | Zone 08 |

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Listing information last updated on May 5th, 2025 at 8:47am MDT