

## \$1,220,000 - 8339 120 Street, Edmonton

MLS® #E4446198

**\$1,220,000**

4 Bedroom, 3.50 Bathroom, 2,799 sqft

Single Family on 0.00 Acres

Windsor Park (Edmonton), Edmonton, AB

Unique home on .24 acres across from park/green space. Additions and updates were done in the early 1980s. The kitchen offers plenty of storage, an eating nook and a back door to a large deck and mature yard. Separate sunken dining room off of the kitchen. Large bright living room with hardwood flooring and vaulted ceiling. In addition to the powder room, there are 2 bedrooms on the main. One could be an office and the other has an ensuite and a den attached with patio doors to the deck. Upstairs, you will find a bonus room and 2 bedrooms, one with a large ensuite and walk-in closet. The laundry area, cold room, storage room, hobby room and rec room can be found in the finished basement. Double attached garage with 2 doors to the backyard. A short commute to downtown and walking distance to many great amenities, the hospitals and campus.

Built in 1953

### Essential Information

MLS® #	E4446198
Price	\$1,220,000
Bedrooms	4
Bathrooms	3.50
Full Baths	3



Half Baths	1
Square Footage	2,799
Acres	0.00
Year Built	1953
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	8339 120 Street
Area	Edmonton
Subdivision	Windsor Park (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6G 1X2

### Amenities

Amenities	Deck, No Smoking Home, Skylight, Sprinkler Sys-Underground, Vaulted Ceiling, Vinyl Windows
Parking Spaces	6
Parking	Double Garage Attached, Insulated

### Interior

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garburator, Hood Fan, Oven-Built-In, Refrigerator, Stove-Countertop Electric, Vacuum Systems, Washer, Window Coverings, TV Wall Mount
Heating	Forced Air-1, Forced Air-2, Natural Gas
Fireplace	Yes
Fireplaces	Brass Surround
Stories	3
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Stucco
Exterior Features	Back Lane, Corner Lot, Cul-De-Sac, Fenced, Fruit Trees/Shrubs,

Landscaped, Playground Nearby, Public Transportation, Schools,  
Subdividable Lot

Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **School Information**

Elementary	Windsor Park School
Middle	Our Lady of Mount Carmel
High	Strathcona School

### **Additional Information**

Date Listed	July 6th, 2025
Days on Market	9
Zoning	Zone 15

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