

# \$525,000 - 8721 152 Street, Edmonton

MLS® #E4462003

## \$525,000

5 Bedroom, 3.00 Bathroom, 2,309 sqft  
Single Family on 0.00 Acres

Jasper Park, Edmonton, AB

This property is a true gem in one of West Edmonton’s most sought-after communities. The home offers 5 spacious bedrooms (3 upstairs and 2 downstairs) and dual furnaces for optimal comfort throughout the year. Step inside to a marble-tiled foyer, soaring ceilings and two skylights that flood the space with natural light. A separate entrance opens to a newly renovated basement, offering excellent potential for a future suite or comfortable multigenerational living. A beautifully landscaped private backyard and a generous deck create the perfect setting for outdoor gatherings. With abundant space, versatility, and strong investment potential, this home is an exceptional opportunity in Jasper Park.

Built in 1969

### Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | E4462003  |
| Price          | \$525,000 |
| Bedrooms       | 5         |
| Bathrooms      | 3.00      |
| Full Baths     | 3         |
| Square Footage | 2,309     |
| Acres          | 0.00      |
| Year Built     | 1969      |



|          |                        |
|----------|------------------------|
| Type     | Single Family          |
| Sub-Type | Detached Single Family |
| Style    | 4 Level Split          |
| Status   | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 8721 152 Street |
| Area        | Edmonton        |
| Subdivision | Jasper Park     |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5R 1L9         |

### Amenities

|           |                                                            |
|-----------|------------------------------------------------------------|
| Amenities | On Street Parking, Deck, Detectors Smoke, Skylight         |
| Parking   | Double Garage Detached, Front/Rear Drive Access, Insulated |

### Interior

|                   |                                                                                                                                                           |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                          |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Countertop Electric, Washer, Window Coverings, Oven Built-In-Two |
| Heating           | Forced Air-1, Natural Gas                                                                                                                                 |
| Stories           | 4                                                                                                                                                         |
| Has Basement      | Yes                                                                                                                                                       |
| Basement          | Full, Finished                                                                                                                                            |

### Exterior

|                   |                                                                                                                                                |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior          | Wood, Vinyl                                                                                                                                    |
| Exterior Features | Back Lane, Fenced, Fruit Trees/Shrubs, Landscaped, Paved Lane, Playground Nearby, Public Transportation, Schools, Shopping Nearby, See Remarks |
| Roof              | Asphalt Shingles                                                                                                                               |
| Construction      | Wood, Vinyl                                                                                                                                    |
| Foundation        | Concrete Perimeter                                                                                                                             |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 14th, 2025 |
| Days on Market | 4                  |

## Zoning

## Zone 22

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 October 18th, 2025 at 8:32am MDT