\$400,000 - 8612 141 Avenue, Edmonton

MLS® #E4446711

\$400,000

5 Bedroom, 2.00 Bathroom, 1,547 sqft Single Family on 0.00 Acres

Northmount (Edmonton), Edmonton, AB

This spacious two-storey is ideally located in Northmount, just minutes from schools, parks, transit, and shopping at Londonderry and Northgate Malls. It's the perfect spot for a growing family looking for space and opportunity. The home has seen key updates over the years, including newer windows and the front door. The furnace and appliances were all replaced in 2021. While most of the work is done, a few finishing touches remainâ€"and renovation materials like flooring, tiles, paint, and faucets will be left for the new owner! The main floor offers great flow and potential. Upstairs you'll find 4 generous bedrooms, and the finished basement includes a family room, storage, and a built-in sauna. The large backyard is perfect for future outdoor projects, and the home also includes a double garage and RV parking. Move in and finish it your wayâ€"this is a solid family home in a great location!

Built in 1970

Essential Information

MLS® # E4446711 Price \$400.000

Bedrooms 5
Bathrooms 2.00
Full Baths 1







Half Baths 2

Square Footage 1,547
Acres 0.00
Year Built 1970

Type Single Family

Sub-Type Detached Single Family

Style 2 Storey
Status Active

Community Information

Address 8612 141 Avenue

Area Edmonton

Subdivision Northmount (Edmonton)

City Edmonton
County ALBERTA

Province AB

Postal Code T5E 2E8

Amenities

Amenities On Street Parking, Detectors Smoke, Hot Water Natural Gas, No

Smoking Home

Parking Double Garage Detached, Rear Drive Access, RV Parking

Interior

Interior Features ensuite bathroom

Appliances Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Hood Fan,

Refrigerator, Stove-Electric, Washer, See Remarks

Heating Forced Air-1, Natural Gas

Stories 3

Has Basement Yes

Basement Full, Finished

Exterior

Exterior Wood, Brick, Vinyl

Exterior Features Back Lane, Fenced, Playground Nearby, Public Transportation, Schools,

Shopping Nearby

Roof Roll Roofing

Construction Wood, Brick, Vinyl Foundation Concrete Perimeter

Additional Information

Date Listed July 9th, 2025

Days on Market 114

Zoning Zone 02

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