

Courtesy Of Deni Beauvais Of RE/MAX River City

## \$524,900 - 11239 105 Street, Edmonton

MLS® #E4425600

**\$524,900**

5 Bedroom, 3.50 Bathroom, 1,690 sqft  
Single Family on 0.00 Acres

Spruce Avenue, Edmonton, AB

What happens when you blend vintage charm with superb potential? You get amazing character with modern style that also has a self contained suite!!! You will find this home unique at every angle starting in the living room that showcases the original stone fireplace to the wood beam ceilings that flow into the adjoining den. The kitchen has been modernized for today's chef with ample cabinets, granite countertops and stainless steel appliances. There is a dining area – perfect for a classic dinner party. The main level powder room (like everything else) has a trendy cool vibe! There's a total of 4 bedrooms (one on the main) – upstairs has the primary suite, 2 additional bedrooms and a full modern bath. Downstairs has a flex room with an additional full bath with everything including heated floors! The basement also has a self contained 1 bedroom suite with kitchen, living room and dining area and full bath. All this in a sought after location as well!

Built in 1948

### Essential Information

MLS® #	E4425600
Price	\$524,900
Bedrooms	5
Bathrooms	3.50



Full Baths	3
Half Baths	1
Square Footage	1,690
Acres	0.00
Year Built	1948
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### **Community Information**

Address	11239 105 Street
Area	Edmonton
Subdivision	Spruce Avenue
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5G 2M4

### **Amenities**

Amenities	Deck, Hot Water Natural Gas, Vinyl Windows, Wood Windows
Parking Spaces	5
Parking	Double Garage Detached, RV Parking

### **Interior**

Interior Features	ensuite bathroom
Appliances	Garage Opener, Hood Fan, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two
Heating	Forced Air-1, Hot Water, Natural Gas
Fireplace	Yes
Fireplaces	Mantel, Stone Facing
Stories	3
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Back Lane, Fenced, Flat Site, Paved Lane, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby

Lot Description	44x160
Roof	Metal
Construction	Wood, Stucco
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	March 13th, 2025
Days on Market	1
Zoning	Zone 08

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 March 14th, 2025 at 11:02am MDT