

## \$464,900 - 12837 112 Avenue, Edmonton

MLS® #E4436134

**\$464,900**

4 Bedroom, 2.50 Bathroom, 1,703 sqft

Condo / Townhouse on 0.00 Acres

Inglewood (Edmonton), Edmonton, AB

Welcome to this stunning duplex located in the highly sought-after neighbourhood of Inglewood. Offering the perfect blend of comfort, style, and convenience, this beautiful home features 4 spacious bedrooms and 2.5 well-appointed bathrooms. The open-concept main floor is ideal for both entertaining and everyday living, highlighted by a modern kitchen with stainless steel appliances and a cozy gas fireplace in the living room. Upstairs, you'll find three generously sized bedrooms and a 3-piece bathroom, along with a luxurious primary suite complete with a 4-piece ensuite. Step out onto the balcony to enjoy serene views of the park, offering a peaceful outdoor space just steps from your door. This property also includes a separate basement entrance, providing great potential for a future suite, separate office, or additional living space. Parking is never an issue with an oversized single attached garage and 4 additional parking spots on the rear parking pad. Don't miss your opportunity to call this home!

Built in 2016

### Essential Information

MLS® # E4436134

Price \$464,900

Bedrooms 4



|                |                   |
|----------------|-------------------|
| Bathrooms      | 2.50              |
| Full Baths     | 2                 |
| Half Baths     | 1                 |
| Square Footage | 1,703             |
| Acres          | 0.00              |
| Year Built     | 2016              |
| Type           | Condo / Townhouse |
| Sub-Type       | Half Duplex       |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 12837 112 Avenue     |
| Area        | Edmonton             |
| Subdivision | Inglewood (Edmonton) |
| City        | Edmonton             |
| County      | ALBERTA              |
| Province    | AB                   |
| Postal Code | T5M 0Y6              |

### Amenities

|                |                                      |
|----------------|--------------------------------------|
| Amenities      | Deck, No Smoking Home, Parking-Extra |
| Parking Spaces | 5                                    |
| Parking        | Single Garage Attached               |

### Interior

|                   |                                                                                                                                                    |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | ensuite bathroom                                                                                                                                   |
| Appliances        | Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Microwave Hood Fan, Refrigerator, Stove-Electric, Washer, Window Coverings, See Remarks |
| Heating           | Forced Air-1, Natural Gas                                                                                                                          |
| Fireplace         | Yes                                                                                                                                                |
| Fireplaces        | Corner                                                                                                                                             |
| Stories           | 2                                                                                                                                                  |
| Has Basement      | Yes                                                                                                                                                |
| Basement          | Full, Unfinished                                                                                                                                   |

### Exterior

|          |             |
|----------|-------------|
| Exterior | Wood, Vinyl |
|----------|-------------|

|                   |                    |
|-------------------|--------------------|
| Exterior Features | Landscaped         |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl        |
| Foundation        | Concrete Perimeter |

**School Information**

|            |                          |
|------------|--------------------------|
| Elementary | Thrive Elementary School |
| Middle     | Coronation School        |
| High       | Ross Sheppard School     |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 13th, 2025 |
| Days on Market | 34             |
| Zoning         | Zone 07        |

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Listing information last updated on June 16th, 2025 at 6:32pm MDT