

\$849,900 - 10119 155 Street, Edmonton

MLS® #E4428384

\$849,900

10 Bedroom, 6.00 Bathroom, 2,451 sqft
Single Family on 0.00 Acres

Canora, Edmonton, AB

Corner Lot 4 Units (12 beds, 6 baths) for Superb investment opportunity. Side-by-side Duplex 2 up & 2 down! FOUR UNITS IN TOTAL! Each Upper unit has 3 Bedrooms, 2 Full Bath, kitchen, and laundry. Lower unit also has 3 Bedrooms, 1 bath, kitchen, and laundry. Upgrades: Both lower units new floor, painting, kitchen, bathroom, newer High-efficiency Furnaces, newer Tankless water tanks, newer electrical panels. Rents: The Upper units: \$1750/m(including utilities) & \$1750/m (including utilities); Lower units \$1625/m (including utilities) & \$1300/m (plus tenant paying electricity). Fenced and landscaped. Big parking pad is at the back. Zoning RM16 great redevelopment potential. Sitting on a 50' x 150' corner lot situated in west-end great location walking distance to Valley West LRT line.

Built in 1991

Essential Information

| | |
|----------------|-----------|
| MLS® # | E4428384 |
| Price | \$849,900 |
| Bedrooms | 10 |
| Bathrooms | 6.00 |
| Full Baths | 6 |
| Square Footage | 2,451 |
| Acres | 0.00 |



| | |
|------------|---------------------|
| Year Built | 1991 |
| Type | Single Family |
| Sub-Type | Duplex Side By Side |
| Style | Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|------------------|
| Address | 10119 155 Street |
| Area | Edmonton |
| Subdivision | Canora |
| City | Edmonton |
| County | ALBERTA |
| Province | AB |
| Postal Code | T5P 2L6 |

Amenities

| | |
|-----------|--------------------------------|
| Amenities | See Remarks |
| Parking | Front/Rear Drive Access, Stall |

Interior

| | |
|-------------------|---|
| Interior Features | ensuite bathroom |
| Appliances | Dishwasher-Built-In, Dryer, Hood Fan, Refrigerator, Stove-Electric, Washer, Dryer-Two, Refrigerators-Two, Stoves-Two, Washers-Two, Dishwasher-Two |
| Heating | Forced Air-1, Natural Gas |
| Stories | 2 |
| Has Basement | Yes |
| Basement | Full, Finished |

Exterior

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

Additional Information

| | |
|----------------|-----------------|
| Date Listed | April 1st, 2025 |
| Days on Market | 9 |

Zoning

Zone 21

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Listing information last updated on April 10th, 2025 at 10:02am MDT