# \$639,000 - 11018 149 Street, Edmonton

MLS® #E4429958

### \$639.000

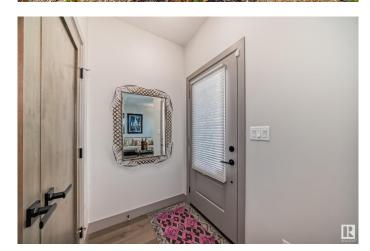
4 Bedroom, 2.50 Bathroom, 1,561 sqft Single Family on 0.00 Acres

High Park (Edmonton), Edmonton, AB

Brand New/Legal Basement Suite/Move-In Ready Welcome to a beautifully built custom half duplex designed for modern living and immediate income potential. This brand new, never-occupied home features a fully finished legal basement suite and elegant European inspired design throughout. The main floor offers an open-concept layout with engineered wood, carpet, and vinyl plank flooring, a spacious living and dining area, quartz kitchen countertops, stainless steel appliances, and a large island perfect for entertaining. A convenient half bath completes the main level. Upstairs, you'II find 3 bedrooms, second-floor laundry, and 2 full bathrooms including a 3-piece ensuite with a walk-in shower and a second full bathroom with a bathtub. The legal basement suite includes a full kitchen, bedroom, living area, and full bathroom ideal for rental income or guests. Additional features include central A/C, double detached garage, and quick possession. This home is perfect for families, a turnkey property with luxury!







Built in 2024

# **Essential Information**

MLS® # E4429958 Price \$639,000 Bedrooms 4

Bathrooms 2.50

Full Baths 2

Half Baths 1

Square Footage 1,561

Acres 0.00

Year Built 2024

Type Single Family

Sub-Type Half Duplex

Style 2 Storey

Status Active

# **Community Information**

Address 11018 149 Street

Area Edmonton

Subdivision High Park (Edmonton)

City Edmonton
County ALBERTA

Province AB

Postal Code T5P 1M8

#### **Amenities**

Amenities Air Conditioner, Ceiling 9 ft., Hot Water Tankless, No Animal Home, No

Smoking Home, Infill Property, Natural Gas BBQ Hookup, 9 ft. Basement

Ceiling

Parking Double Garage Detached

#### Interior

Interior Features ensuite bathroom

Appliances Air Conditioning-Central, Furniture Included, Garage Control, Garage

Opener, Window Coverings, Dryer-Two, Refrigerators-Two, Stoves-Two,

Washers-Two, Dishwasher-Two, Microwave Hood Fan-Two

Heating Forced Air-2, Natural Gas

Stories 3

Has Suite Yes

Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Fenced, Landscaped, Playground Nearby, Public Transportation,

Schools, Shopping Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Slab

## **Additional Information**

Date Listed April 9th, 2025

Days on Market 63

Zoning Zone 21

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 June 11th, 2025 at 1:47am MDT