

Courtesy Of Tanya Fowler Of 2% Realty Pro

\$425,000 - 10935 134a Avenue, Edmonton

MLS® #E4428868

\$425,000

3 Bedroom, 2.00 Bathroom, 997 sqft
Single Family on 0.00 Acres

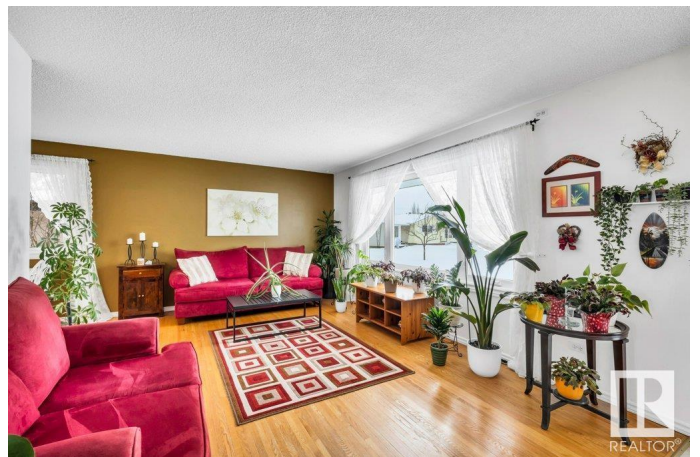
Rosslyn, Edmonton, AB

This 3 bedroom bungalow in Rosslyn is a must see! All the big ticket items like HWT tank, windows & shingles have all been done. The upstairs kitchen, dining and living areas are spacious and bright from the big windows through out. Original hardwood flooring is in unreal condition. 3 good size bedrooms & 4 pc bath are ready for your special touch. The fully finished basement is complete with a huge living room, tons of storage, a renovated 3pc bathroom with a get ready space. This basement has so much potential a fourth bedroom could be added if needed or fully revamp the space to a secondary suite for that extra income as this home has a side entrance & 2 furnaces as well. Outside is fully fenced with a huge deck, double detached garage, tons of perennials planted for low maintenance, shed & a gate for possible RV parking if you truly wanted. Excellent location close to all amenities!

Built in 1961

Essential Information

MLS® #	E4428868
Price	\$425,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2



Square Footage	997
Acres	0.00
Year Built	1961
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	10935 134a Avenue
Area	Edmonton
Subdivision	Rosslyn
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5E 1M2

Amenities

Amenities	Deck, Hot Water Natural Gas
Parking	Double Garage Detached

Interior

Appliances	Dishwasher-Built-In, Dryer, Freezer, Garage Control, Garage Opener, Garburator, Hood Fan, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

Additional Information

Date Listed	April 3rd, 2025
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Days on Market 1

Zoning Zone 01

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Listing information last updated on April 4th, 2025 at 8:47pm MDT