# \$498,888 - 10931 127 Street, Edmonton

MLS® #E4424586

#### \$498,888

3 Bedroom, 2.00 Bathroom, 916 sqft Single Family on 0.00 Acres

Westmount, Edmonton, AB

Situated in prestigious WESTMOUNT, this 140 X 50 ft LOT offers a PRIME REDEVELOPMENT opportunity under Edmonton's new ZONING BYLAWS, Near GLENORA, its perfect for custom or multi-home builds, surrounded by mature trees, luxury homes & vibrant community. Enjoy trendy cafe's, shopping & parks, all just min. from the UNIVERSITY of ALBERTA & MacEwan University. A rare chance for families, investors, developers TO BUILD IN THIS HIGHLY SOUGHT-AFTER LOCATION. This 3-bedroom, 2-bath home offers great potential but needs some updating. The spacious living room, features a large window & cozy fireplace, open concept to the dining area. The Kitchen, while in need of upgrades, provides ample space. A 4-pc bath, master bedroom & 2nd bedroom completes the main floor. A separate entrance leads to a partly finished basement w a family room (convertible to a bedroom), 3 pc bath, unfinished bedroom & storage. Recent upgrades include a new furnace, a new hot water tank, new roof. Huge yard & AWARD WINNING front garden





Built in 1953

# **Essential Information**

MLS® # E4424586

Price \$498,888

Bedrooms 3

Bathrooms 2.00

Full Baths 2

Square Footage 916

Acres 0.00

Year Built 1953

Type Single Family

Sub-Type Detached Single Family

Style Bungalow

Status Active

# **Community Information**

Address 10931 127 Street

Area Edmonton
Subdivision Westmount
City Edmonton
County ALBERTA

Province AB

Postal Code T5M 0S8

#### **Amenities**

Amenities Infill Property

Parking Single Garage Detached

#### Interior

Appliances Dryer, Refrigerator, Stove-Electric, Washer

Heating Forced Air-1, Natural Gas

Fireplace Yes

Fireplaces Woodstove

Stories 2

Has Basement Yes

Basement Full, Partially Finished

#### **Exterior**

Exterior Wood, Stucco

Exterior Features Back Lane, Fenced, Playground Nearby, Public Transportation, Schools

Roof Asphalt Shingles

Construction Wood, Stucco

Foundation Concrete Perimeter

## **School Information**

Elementary Westglen School Middle Westmount School

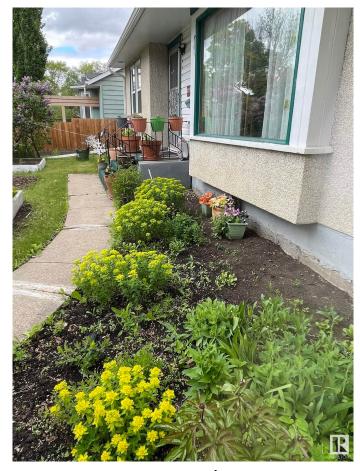
High Ross Sheppard School

### **Additional Information**

**Date Listed** March 7th, 2025

Days on Market 29

Zone 07 Zoning



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Listing information last updated on April 5th, 2025 at 2:47pm MDT