

## \$474,900 - 11619 122 Street, Edmonton

MLS® #E4434197

### \$474,900

3 Bedroom, 1.00 Bathroom, 1,248 sqft

Single Family on 0.00 Acres

Inglewood (Edmonton), Edmonton, AB

Welcome to Inglewood! This charming 2-storey character home with 3 bedrooms awaits its new owner. Relish in the classic charm of this home with arched doorways and original hardwood flooring, while also enjoying the comfort of modernity with an updated kitchen + bathroom. Your kitchen boasts ample shelving and cabinet space, perfect for the home chef! The main floor is bathed with natural light thanks to large windows that face west. Upstairs, the vaulted ceilings in the bedrooms create a unique and cozy atmosphere. Your spacious fenced backyard will be a hit this summer when you host family BBQs or for your kids to play in. A walking path is directly behind, as well as an off-leash dog park just moments away. Store seasonal decor and any belongings in your unfinished basement. Keep your vehicles safe in your double detached garage! Don't miss the chance to own this lovely character home in the beautiful + mature Inglewood community and live near excellent schools, parks, and amenities!

Built in 1951

### Essential Information

MLS® # E4434197

Price \$474,900



Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,248
Acres	0.00
Year Built	1951
Type	Single Family
Sub-Type	Detached Single Family
Style	1 and Half Storey
Status	Active

### **Community Information**

Address	11619 122 Street
Area	Edmonton
Subdivision	Inglewood (Edmonton)
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5M 0B6

### **Amenities**

Amenities	Off Street Parking, On Street Parking, Hot Water Natural Gas, No Smoking Home
Parking	Double Garage Detached

### **Interior**

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Gas, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Backs Onto Park/Trees, Fenced, Flat Site, Golf Nearby, Playground Nearby, Public Swimming Pool, Public Transportation, Schools
Roof	Asphalt Shingles

Construction	Wood, Vinyl
Foundation	Concrete Perimeter

**School Information**

Elementary	Inglewood School
Middle	Westmount School
High	Ross Sheppard School

**Additional Information**

Date Listed	May 2nd, 2025
Days on Market	23
Zoning	Zone 07

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