

Courtesy Of Amanda L Bonini Of RE/MAX River City

## **\$378,850 - 8924 135 Avenue, Edmonton**

MLS® #E4452177

**\$378,850**

4 Bedroom, 2.00 Bathroom, 1,103 sqft

Single Family on 0.00 Acres

Glengarry, Edmonton, AB

**GREAT LOCATION!!** This Mid-Century Bungalow across from Glengarry Park with great potential awaits you in this larger 4 bedroom, 2 bathroom home with over 1100 sq.ft. and a fully-finished basement. The main floor is open and bright with hardwood flooring under some carpets and much of the original character preserved but many upgrades completed, including a new roof, high efficiency furnace and electrical panel. Ample floor plan, entertainment sized living room, dining room flowing into the kitchen with functional layout and solid oak cabinets. Separate rear entrance adds flexibility to add an income suite - perfect for families or investors. Backyard patio with gas line ready for BBQ's and no problem parking in the oversized single garage plus there is plenty of parking on the front drive. Close to transit, restaurants, great schools and Glengarry Park featuring a huge covered picnic area, walking trails complete with a SPRAY PARK and all year fun options just across the street! **WELCOME HOME!!**



Built in 1962

### **Essential Information**

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Price \$378,850

Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,103
Acres	0.00
Year Built	1962
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

### Community Information

Address	8924 135 Avenue
Area	Edmonton
Subdivision	Glengarry
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5E 1N4

### Amenities

Amenities	See Remarks
Parking	Over Sized, Single Garage Detached

### Interior

Appliances	Dishwasher-Built-In, Dryer, Freezer, 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, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### Additional Information

Date Listed August 9th, 2025

Days on Market 4

Zoning Zone 02

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Listing information last updated on August 13th, 2025 at 8:32am MDT