

## \$449,800 - 13424 82 Street, Edmonton

MLS® #E4434476

**\$449,800**

4 Bedroom, 2.00 Bathroom, 1,094 sqft

Single Family on 0.00 Acres

Glengarry, Edmonton, AB

This fully renovated gorgeous bungalow is located in the desirable community of Glengarry with total functional floor area of 2052 ft<sup>2</sup>. Walking into the main floor, you'll see large living room, decent sized dining room, and open concept kitchen. On the left side you'll find 3 good sized bedrooms and 4-piece full bath. Going down to the basement with separate door, you'll then view massive and bright recreation room, fourth bedroom, 3-piece bathroom, cold room, and storage room. Highlights include: newer hardwood floor, ceramic tile, and vinyl planks (2019); side and front doors (2019); light fixtures (2019); kitchen cabinets, countertops (2019); range hood fan (2019); washer (2023); most main floor windows (2019); siding (2019); roofing (2015); 24'x22' detached double garage (2021); driveway and walkways (2021); and more. Close to bus stops, parks, and schools. Easy access to all amenities around North and Central Edmonton such as Londonderry Mall and Northgate Mall. Don't miss this amazing property!

Built in 1963

### Essential Information

MLS® # E4434476

Price \$449,800



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,094                  |
| Acres          | 0.00                   |
| Year Built     | 1963                   |
| Type           | Single Family          |
| Sub-Type       | Detached Single Family |
| Style          | Bungalow               |
| Status         | Active                 |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 13424 82 Street |
| Area        | Edmonton        |
| Subdivision | Glengarry       |
| City        | Edmonton        |
| County      | ALBERTA         |
| Province    | AB              |
| Postal Code | T5E 2V2         |

### Amenities

|           |   |
|-----------|---|
| Amenities | On Street Parking, Closet Organizers, Detectors Smoke, No Animal Home, No Smoking Home, Parking-Extra |
| Parking   | Double Garage Attached, Over Sized, RV Parking  |

### Interior

|              |  |
|--------------|--|
| Appliances   | Dishwasher-Portable, Dryer, Garage Control, Garage Opener, Hood Fan, Refrigerator, Stove-Countertop Electric, Washer, Window Coverings |
| Heating      | Forced Air-1, Natural Gas  |
| Stories      | 2  |
| Has Basement | Yes  |
| Basement     | Full, Finished   |

### Exterior

|                   |   |
|-------------------|---|
| Exterior          | Wood, Brick, Stone, Vinyl   |
| Exterior Features | Back Lane, Fenced, Flat Site, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles  |

|              |                           |
|--------------|---------------------------|
| Construction | Wood, Brick, Stone, Vinyl |
| Foundation   | Concrete Perimeter        |

**Additional Information**

|                |               |
|----------------|---------------|
| Date Listed    | May 4th, 2025 |
| Days on Market | 70            |
| Zoning         | Zone 02       |

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Listing information last updated on July 13th, 2025 at 4:17am MDT