

## **\$450,000 - 10706 129 Avenue, Edmonton**

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MLS® #E4443436

**\$450,000**

4 Bedroom, 2.00 Bathroom, 1,055 sqft

Single Family on 0.00 Acres

Lauderdale, Edmonton, AB

Looking for an easily suiteable move-in ready home in a family-friendly neighbourhood? This gem is just a short walk to all levels of schoolsâ€”including Francophone Elementaryâ€”plus parks, Grand Trunk Rec Centre, transit, and even a dog park! Inside, youâ€™ll love the warm hardwood floors throughout the main level and the bright, spacious living room that flows into a functional kitchenâ€”complete with walk-in pantry, updated cabinets, modern counters, and stainless steel appliances. Itâ€™s perfect for family life and casual entertaining! There are 3 good-sized bedrooms and a stylish 4-piece bathroom on the main floor.

Downstairs, there's loads of extra space including a GORGEOUS and BRIGHT family room (with kitchenette), lots of HUGE WINDOWS, a 3-piece bath with walk-in tiled shower, and a 4th bedroom. Outside, the fully fenced MASSIVE back yard is great for kids or pets, and the oversized double heated garage is a major bonus! New shingles, HWT and more!

Built in 1958

### **Essential Information**

MLS® # E4443436

Price \$450,000



Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,055
Acres	0.00
Year Built	1958
Type	Single Family
Sub-Type	Detached Single Family
Style	Raised Bungalow
Status	Active

### Community Information

Address	10706 129 Avenue
Area	Edmonton
Subdivision	Lauderdale
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5E 0L4

### Amenities

Amenities	Fire Pit, No Smoking Home, Patio
Parking	Double Garage Detached, Over Sized, RV Parking

### Interior

Appliances	Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Refrigerator, Stove-Electric, Washer, See Remarks, TV Wall Mount, Curtains and Blinds
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### Exterior

Exterior	Wood, Vinyl
Exterior Features	Back Lane, Fenced, Flat Site, Landscaped, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Vinyl

Foundation                      Concrete Perimeter

**School Information**

Elementary                      Lauderdale  
Middle                              Rosslyn  
High                                Queen E

**Additional Information**

Date Listed                      June 20th, 2025  
Days on Market                12  
Zoning                              Zone 01

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